



City of Barre, Vermont

“Granite Center of the World”

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**Development Review Board
Agenda for the Special Hearing on
Thursday, July 9, 2020
Alumni Hall, 20 Auditorium Hill, Barre, VT**

AND

Virtual Hearing via Zoom

<https://zoom.us/j/92168739265>

Meeting ID: 921 6873 9265

A regular meeting of the Barre City Development Review Board was called to order by Vice-Chair Denise Ferrari (At Large member) at 7:04 pm at Alumni Hall. In attendance were Board Members., Ward II Richard Deep and David Hough, and Ward III Board Member Katrina Pelkey and James Hart III and At-Large Betty Owen. Also in attendance was Heather Grandfield Permit Administrator and Janet Shatney Planning, Permitting and Assessing Director. The Vice-Chair determined a quorum was present.

Ward I Jeffrey Tuper-Giles arrived at 7:25 pm

Absent: Ward I Linda Shambo and At-Large Jessica Egerton

Adjustments to Agenda: The Vice-Chair paused the hearing until technical difficulties were solved and member Tuper-Giles arrived.

Visitors and Communications: None

Old Business:

Consideration of March 5, 2020 Hearing:

- Motion to approve minutes was made by Board Member Tuper-Giles and seconded by Board Member Deep *motion carried unanimously.*

Consideration of March 5, 2020 Decision:

- Motion to approve decision was made by Board Member Owen and seconded by Board Member Tuper-Giles *motion carried unanimously.*

Vice-Chair Ferrari went through the basics of how the hearing will work. In order for an application to receive approval, there must be a minimum of five (5) affirmative votes. Because there was not a full board this evening, the Vice-Chair afforded the applicant the opportunity to table their hearing until a full board

To be approved at August 6, 2020 Development Review Board Hearing was present to receive full review. The applicant chose to proceed. She also stated that anyone wishing to speak or be on record must sign in, and would be sworn in when testimony was to be given.

New Business:

Vice-Chair Ferrari read into record memos from Assistant Director of Public Works, Steve Micheli addressing water/sewer hookups, traffic signage and sight lines and Brian Lane-Karnas, DeWolfe Engineering in regards to the ability of firetrucks to maneuver within the site.

Barre City Unified School District (Applicant & Property Owner), 91 Allen Street. Seeks Site Plan Review for the proposed Spaulding Educational Alternatives facility. The proposed project involves 10,000 gross sf building with associated parking, sidewalks and grading. The project is located in the R-4 Zoning District

Sworn in at 7:28 pm, Jamie Evans BUUSD Facility Director, Brian Lane-Karnas DeWolfe Engineering, Chip Castle. Barre Housing Authority, Jason Dener, Alternative Program Administrator, Kelsey Letourneau abutter, David Laerin architect, and Carol Ellison abutter.

Brian Lane-Karnas, DeWolfe Engineering presented, and showed via zoom the site plan for the new building, parking lot, curb cut and mechanicals. He went through all the relevant criteria and how the proposed project met each, such as curb cut access, parking, vehicular and pedestrian circulation, loading area, snow storage, lighting, landscaping and stormwater runoff requirements.

Discussion in regards to students walking to and from the school. There are students that walk to school. They will have two vans that would be available to pick up students. Discussion about signage along the street both north and south bound. Discussion took place about the traffic pattern along Allen Street and the speed that is consistently over the current posted speed. Discussion about the lack of sidewalks or shoulders that could accommodate walkers. Discussion took place about the City and School working together in regards to signage. Several abutters feel that this street is dangerous for pedestrians.

Discussion on how many students and staff will be at this facility. Maximum of 60 students and 30 staff members. They will start out with approximately 40 students and 20 staff. These will be Upper Middle School and High School students. Hours of operation would be from approximately 7:30 am to 4:00 pm may have staggered start.

Jason Dener spoke to the current environment of the alternative school. That they look forward to the new space and the flexibility that it will give them to teach the students that do not learn in a conventional manner. He will push students to use the vans instead of walking.

Discussion took place about signage and possible ways to control traffic to make it safe for pedestrians and residents. Discussion about the outside lighting and the possibility of it staying on past the 10:00 pm regulation. Possibly using motion lighting instead of leaving lights on all night.

Other Business:

Election of officers; on a motion by Board Member Pelkey and seconded by Board Member Owen election of officers is tabled until the next meeting. *Motion carried unanimously.*

Roundtable: Nothing stated.

Executive Session: Not needed.

Deliberative Session: On a motion by Board Member Tuper-Giles and seconded by Board Member Hart (*Motion carried unanimously*) the board entered deliberative session. Permit Administrator Grandfield and Planning, Permitting and Assessing Director Shatney were invited into the session at 8:15 PM.

On a motion by Board Member Tuper-Giles and seconded by Board Member Deep the Board came out of deliberative session at 8:30.

A motion was made by Board Member Hough and seconded by Board Member Deep to approve the application as presented; *motion carried unanimously.*

The Development Review Board adjourned at 8:31 PM on a motion by Board Member Tuper-Giles, and seconded by Board Member Pelkey; *motion carried unanimously.*

An audio recording of the hearing is available through the City's Planning and Permitting Office.

Respectfully Submitted,
Heather L. Grandfield, Permit Administrator