

AGENDA

WATERBURY DEVELOPMENT REVIEW BOARD

Wednesday, May 18, 2022

Members: David Frothingham (Chair), Tom Kinley (Vice Chair), David Rogers (Vice Chair), Bud Wilson, Alex Tolstoi, Patrick Farrell, Harry Shepard, George Lester (Alt), and Joe Wurtzbacher (Alt).

The public meeting shall convene at 6:30 p.m. in the Steele Community Room in the Municipal Center, 28 North Main Street, Waterbury *and* via Zoom and conference call.

See ZOOM Meeting link and dial-in conference-call numbers at the end of this agenda.

Call to order by the Chair. Approve the Agenda. Introductory remarks.

- 1) **#21-22: Ivy Ventures, Inc.** (owner/applicant)
Conditional Use and Site Plan Review to construct a two-story office building with an 11,000 square foot footprint, and 23,000 square feet of interior space at 2933 Waterbury-Stowe Rd. (RT100 zoning district). (*Applicant has requested that the review be continued to June 1, 2022 at 6:30 p.m.*)
- 2) **#031-22: Holli Kenyon / Gary Kenyon II** (owner/applicant)
Continuation of Waiver and Conditional Use review to replace the existing garage with a new garage in the same general footprint with a home occupation office on the first floor and an accessory dwelling unit on the second floor, within the front, side and rear setbacks at 84 Grove Lane (LDR zoning district)
- 3) **#035-22: Furst Management Ventures / Brian Leven** (owner/applicant)
Site Plan and Downtown Design Review for an addition of a block retaining wall at the back of lot, expansion of deck for previously approved restaurant, locate utility units on roof located at 14 South Main Street (DWN/DDR zoning/overlay districts)
- 4) **#038-22: Justin & Nusi Brown** (owner/applicant)
Ridgelines/Hillsides/Steep Slopes (RHS) and Conditional Use review for the construction of a single-family dwelling located on Lot #12, 561 Bear Creek Ln. (CNS/RHS zoning/overlay districts)
- 5) **#039-22: Grant & Heather Begley / John Lupien** (owner/applicant)
Ridgelines/Hillsides/Steep Slopes (RHS) and Conditional Use review for the construction of a single-family dwelling located at 545 Stagecoach Lane (CNS/RHS zoning/overlay districts)

Agenda items to be scheduled by the Chair:

- Public comment / Other business:
- Review prior meeting minutes and decisions (5/4/22):
- Adjournment.

Next meeting:

Wednesday, May 18, 2022, 6:30 p.m.

- #021-22, Ivy Ventures, Continuation of Site Plan and Conditional Use review for the construction of a 11,000 sq. ft. (footprint) two-story office building (RT100)
- #048-22, Chila Russell, Waiver and Conditional Use review for a shed (RT100)
- #049-22, Lowe Family Trust, Waiver and Conditional Use review re-build a garage (LDR)
- #051-22, Mutchler, Ridgelines/Hillsides/Steep Slopes (RHS) and Conditional Use review for the construction of a single-family dwelling Lot #4, at the intersection of Sweet Rd. and Ripley Rd., (MDR&CNS/RHS zoning/overlay districts)

Join ZOOM meeting: <https://zoom.us/join>

Meeting ID: 879 9690 0481

Passcode: 814849

Dial by your location

+1 929 205 6099 US (New York)

+1 301 715 8592 US (Washington DC)

+1 312 626 6799 US (Chicago)

Find your local number: <https://us06web.zoom.us/j/kdUaGP1VTp>