

**TOWN OF GREEN MOUNTAIN FALLS
PLANNING COMMISSION MEETING
MINUTES OF REGULAR MEETING - TUESDAY, OCTOBER 11, 2011**

The meeting was called to order by Chairman Kosley at 6:00 p.m.

Attendance:	Lowndes - present	Thorne - present
	Krall - absent	LoCascio - absent

APPROVE MINUTES FROM SEPTEMBER 27, 2011 M/S Kosley/Lowndes to approve the minutes as submitted. All yea

The commissioners left Town Hall to perform site visits for items submitted on the agenda and returned at 6:38 p.m.

FENCE PERMIT - REQUEST TO INSTALL WOODEN POST AND DOUBLE RAIL FENCE, 71" MAXIMUM PROPOSED HEIGHT, ON THREE SIDES OF PROPERTY - 6850 Howard Street; Property Owner, Dr. Trajn Boughan first submitted an application for a fence permit in 2009 which was tabled due to a survey dispute with surrounding property owners. The adjacent neighbors and Boughan subsequently obtained a survey which was completed by Surveyor Chris Brewer in August 2011. Boughan submitted an application for a fence on August 12, 2011 but requested in writing that the submittal be postponed until further notice. She was waiting for all the property pins to be placed by Brewer. On October 6, 2011, Boughan submitted a revised application and letter requesting three sections of fence less than 6' high. It was noted that the proposed fences are all open fence therefore the front fence could be higher than the 4' code regulations, Article V, Section 16-604 (b). Boughan did not want to be tied to a time frame, but stated that the installation would be done quickly. She did not know the actual length of the cable in the front and will decide at time of installation.
M/S Kosley/Lowndes to approve the application as presented. All yea

REVIEW OF PREVIOUSLY APPROVED (JUNE 2007) DRIVEWAY APPLICATION AND CONSTRUCTION PLANS FOR AN 8' X 8' DECK - 6795 PARK AVENUE, PROPERTY OWNER, BRENT DUBACH; CONTRACTOR/REPRESENTATIVE, JONATHAN HERDT M/S Thorne/Lowndes to approve plans as submitted. All yea

CONTINUED REVIEW OF GREEN MOUNTAIN FALLS MUNICIPAL CODE, ARTICLE III, REVOCABLE PERMITS, SECTIONS 16-1-61 THROUGH 18-72
Due to the Sustainability Committee meeting immediately following this meeting, code review discussion will be held over until the next Planning meeting.

OTHER BUSINESS / UNFINISHED BUSINESS - The Clerk received code information from the Regional Building Department stating that a RBD permit is needed for fences over 6'. The Commission was not aware of the code. Property owner, Chris Martinez was issued a stop work order for a fence he installed that borders Ann Street even though he went through the variance procedure and submitted drawings to the Planning Commission. **No other** business or correspondence was presented that required Planning Commission discussion or action.

The meeting was adjourned at 6:56 p.m.

David Kosley, Chairman

ATTEST: _____
Chris Frandina, Town Clerk/Treasurer