

Town of Fairfield

Planning Commission & Zoning Board of Adjustment

Monday, February 7, 2022 at 7 P.M.

Present: Zoning Board Members: Melissa Manson (on zoom), Peter Burns, Demetrius Bolduc, Aaron Forbes, Harry Goldhagen (on zoom),

ZA: Melanie Riddle

Public: Peter Mazurak (zoom), David Howrigan, Torrey Crossman, Mike Crossman

**Lussier**—Major Subdivision Sketch Plan on Rugg Rd

3 lot subdivision on Rugg Rd. Proposal is for two building lots accessible from Rugg rd (shared driveway). The 3<sup>rd</sup> lot has the existing dwellings and the majority of the land. There is a 100' long 50' wide ROW past the two building lots that goes into the back of the lot with the existing dwelling.

Demetrius made a motion to approve. Harry seconded. All in favor, motion carried.

**Howrigan**—Single Lot Subdivision on Menard Rd

Single lot subdivision to separate the house located at 1204 Menard Rd. The remaining land is kept with the farm. One acre with the house. The septic is preexisting.

Demetrius made a motion to approve. Harry seconded. All in favor, motion carried.

**Public Comment**

Torrey Crossman wanted to be in contact with the Planning Commission to discuss opportunities around the LVRT as it is slated to be completed in 2023. Looking at the 2012 Trail map that Fairfield created, there are some opportunities for additional paths. Could there be parking lots for people to access the rail trail? Signage? Bathrooms? Plowing for winter access? Torrey is interested in helping this project proceed and can help to advance any efforts. Melissa said that she will bring it up with the Selectboard to see what projects they might be interested in.

**ZA Report**

Not much to report, the inquiries are picking up, but still lower due to the pandemic. I have issued two permits so far this year. There is a wetland restoration project that the state and Army Corps of Engineers are overseeing at the Howe property on rt 36 near the bridge. No local permits needed, but I wanted to let you all know what they are working on.

Adjourn