

Town of Fairfield  
Planning and Zoning  
Minutes  
Monday June 5<sup>th</sup> 2017

8pm open regular meeting

Introductions-

Board members (absent Albert Tetreault)

Public- Richard Cady, Ralph Maddison, Harry Dewyea, Kay Haas,  
Mathew Hughes and Harry Goldhagen

Addressed changes to agenda- moved review of minutes to the end. Moved Moses/Patnode permit request to end of list and Gary Corey Permit to 2<sup>nd</sup> permit review.

Permit request for Kay Haas. Kay owns land on the Laplan Ext in East Fairfield, with previous subdivisions. Looking to put up an updated 3 bedroom home on lot 2. Currently has a dilapidated trailer with previously installed septic. (As well as waste water permit)

Review of previously installed restrictions-Line of sight, and no changes to berm.

Letter was submitted by cross consultants in regard to current septic. Public comments-

Concerns of current conditions of the owners home and aesthetic concerns of the maintenance of two homes. Concerns of junk vehicles and other storage of other such items.

Discussion on junk vehicles and possible zoning violations of the bylaws.

Aaron motioned to approve permit request for a single family dwelling of 3 or less bedrooms, wish conditions to be met- junk cars to be removed from the property, same contingency from the 2008 order and line of sight stipulation order. Junk cars to be removed in 60 days. James seconded this motion. All in favor.

Other busines-

1089 rt 36

Property owner approached board for direction on converting a residential lot into commercial storage units. Suggestion is to approach abuters and get feed back from the neighborhood. Addressed violations that are currently taking place on the parcel by the renter residing there. Will work with ZA to find resources and a resolutions.

New business.

Gary Corey- permit request for single family dwelling on his sugar land. Hughes questions the industrial presence that may occur there. And board meeting to be set for 6/26/17 to continue discussions with the applicant.

Moses/Patnode

Moses lot on rt 36 to transfer half of the parcel (about 10 acres) to the Patnodes

Single lot subdivision appropriate for such a size.

Aaron motioned to approve- James seconded. All in favor.

Other business-

Tim Branon Maybe be giving Vermont Dept of fish and wildlife (Fairfield swamp) 32 acres from his parcels on Hill Road.

Other discussions included converting camps and land lock parcels and their potential for development. Zoning bylaws to be ready for thorough review in 2018.