

1 BENNINGTON DEVELOPMENT REVIEW BOARD MEETING  
2 BENNINGTON FIRE FACILITY  
3 130 RIVER STREET  
4 BENNINGTON, VERMONT 05201

5  
6 TUESDAY, MARCH 15, 2016

7  
8 MINUTES  
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10 BOARD MEMBERS PRESENT: Charles Copp-Chair; Barry Horst-Vice-Chair ; Bill Barney;  
11 Charles Kokoras; Dan Malmborg

12  
13 ABSENT: Milt Surdam; Ron Alderman  
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16 ALSO PRESENT: Dan Monks-Zoning Administrator; Linda E. Bermudez – Recording  
17 Secretary; (2) citizens  
18

19  
20 At 6:30 P.M., Charles Copp called the meeting to order.  
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23 **1. MINUTES OF JANUARY 19, 2016**  
24

25 No corrections or comments were made regarding the minutes of January 19, 2016.  
26

27 **Motion:** *Charles Kokoras moved to approve the minutes of January 19, 2016.*  
28 *Dan Malmborg seconds motion. The motion passed unanimously. (Milt Surdam & Ron*  
29 *Alderman absent)*  
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32 **2. INTERESTED PERSONS – APPEAL RIGHTS – READING OF WITNESS’ OATH**  
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34 Dan Monks read the oath.  
35

36 **3. DISCLOSURE OF EX PARTE COMMUNICATIONS AND CONFLICTS OF**  
37 **INTEREST**  
38

39 None this evening  
40

41  
42 **4. TOWN OF BENNINGTON, KOCHER DRIVE BETWEEN PERFORMANCE DIRVE**  
43 **& ALDI’S/CVS DRIVEWAY**

44 Dan Monks noted the applicant was seeking developmental plan approval for a  
45 Pedestrian/Bike path along Kocher Drive. This will go through a flood plain. The Application  
46 Review Panel recommends approval.

47 Jason Dolmetsch, MSK Engineering stepped forward to present. He described this as a  
48 critical East-West link and described the properties this would follow alongside. In certain areas  
49 a significant amount of fill would be needed to grade the land accordingly. A dedicated

50 pedestrian island would be developed in the center of Route 7 intersection with push-pedi lights  
51 on either side as well as the island to ensure safe crossing.

52 The Board had no further questions or comments.

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54 ***Motion:*** Dan Malmborg motioned to approve the developmental plan. Charles  
55 Kokoras seconded the motion. The motion passed unanimously. (Milt Surdam & Ron  
56 Alderman absent)

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60 **5. BLS BENNINGTON LC & AUTOZONE PARTS INC., 214 & 216 NORTHSIDE**  
61 **DRIVE:**

62 Dan Monks stated this is the first of two required hearings. Applicant is seeking design  
63 approval for a new 8,000 square foot AutoZone.

64 Mike O'Donnell, Dubois & King stepped forward to present. He stated it would be  
65 located adjacent to the proposed roundabout and is a planned unit development.

66 Barry Horst had questions regarding some of the parking places. Mr. O'Donnell clarified  
67 the design.

68 Bill Barney asked about the buildings colors. Mr. O'Donnell stated they would be shades  
69 of beige and brown. The exterior walls are split face block. The air conditioning and heating  
70 units would be screened from view and are located on top of the building.

71  
72 ***Motion:*** Bill Barney motioned to grant Preliminary approve for the proposed  
73 AutoZone developmental plan. Barry Horst seconded the motion. The motion passed  
74 unanimously. (Milt Surdam & Ron Alderman absent)

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77 **6. OTHER BUSINESS**

78 Dan Monks stated BLS Bennington LLC, Monument Plaza, 210 Northside Drive was  
79 seeking an extension of local Zoning Permit. Construction is currently underway but will not be  
80 complete within the one-year timeframe requirement.

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82 ***Motion:*** Bill Barney motioned to move into Deliberative Session. Barry Horst  
83 seconded the motion. The motion passed unanimously. (Milt Surdam & Ron Alderman  
84 absent)

85  
86 There was no other business this evening.

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90 ***Motion:*** Barry Horst motioned to close the meeting. Charles Kokoras seconded  
91 the motion. The motion passed unanimously. (Milt Surdam & Ron Alderman absent)

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94  
95 Respectfully submitted,

96  
97 Linda E. Bermudez  
98 Secretary