

TOWN OF NORWICH
DEVELOPMENT REVIEW BOARD

Draft Minutes

Thursday, July 11, 2024

Members present: Patrick Bradley (chair), Don McCabe, Alec Orenstein, Sue Pitiger, Matthew Stuart

Members absent: Emily Myers, Linda Gray

Alternates absent: Barry Rotman

Staff present: Kyle Katz, Interim Zoning Administrator

Minutes taken: Sue Pitiger

Public present: Jeff Goodrich, Jamie Teague

Call to Order: by Chair Bradley at 7:03 PM. Roll call of board members.

Approve Agenda: Pitiger moved, Orenstein seconded a motion to approve the agenda. Motion carried unanimously.

Approve Minutes: McCabe moved, Orenstein seconded with the correction of spelling his first name Alex and not Alec. Motion carried unanimously.

Public Comment: None.

Announcements and Correspondence: None.

Public Hearing:

#26BCU24: Conditional Use Review of an application by the Norwich School District, Applicant and Landowner, at 22 Church St.; Tax Map 20-238.000. Project proposes to upgrade and install small pieces of playground equipment along with the installation of formal walking paths on the existing playground behind the Marion Cross School. Application to be reviewed under the Norwich Zoning Regulations.

Orenstein moved and McCabe seconded a motion to accept into evidence exhibits ZA 1-4 and A 1-4. Motion carried unanimously.

Jamie Teague presented the narrative for the application. The project was approved by the voters of Norwich in 2022. It was delayed because of the urgent work on the MCS septic system. A committee comprised of interested parties in the school and district met over time to come up with a plan for the new playground. From the beginning it was agreed that this new area should be ADA compliant. A large wood play structure was removed because of rot, and a half basketball was removed as well. Community members were brought in to comment on the plan devised by Pathways Consulting and make further suggestions. There were no objections to the project at that time. One abutter {name not available} called the Principal with questions, which were satisfied.

The new play area will have six new play structures spread out to encourage movement and to maximize space, and will be connected by pathways. The structures as well as the poured-in-place paths will be neutral in tone to blend with the environment. Three of the pieces will be installed before school starts, the last three in September. Teague pointed out that the total square footage of the paths is just a little more than the footage obtained by removing the half basketball court.

Katz pointed out that this Conditional Use Review was taking place because of state requirements, but that all requirements were met. Orenstein moved and Bradley seconded a motion to waive all items in Table 5 1-A and B. Motion carried unanimously.

McCabe moved and Orenstein seconded a motion to close the hearing at 7:29 PM. Motion carried unanimously.

Orenstein moved and McCabe seconded a motion to enter into deliberative session at 7:30PM. Motion carried unanimously

Other Business: There was a brief discussion of the value of and standards for site visits. Stuart suggested a statement of standards be developed and announced at the beginning of all future site visits. Bradley will follow up on this.

Meeting Adjournment: McCabe moved and Orenstein seconded a motion to adjourn. Motion carried unanimously and meeting adjourned at 7:41 PM.

Respectfully submitted,

Sue Pitiger