

**Development Review Board Minutes
Town Offices, New Haven, Vermont
October 6, 2014**

Members &

Alternate Present: Kathy Barrett, Tim Bouton, Steve Dupoise, Jim Gallott, Donald Johnston, Tom Fyles-Alternate

Members &

Alternates Absent: Donna Blaise, Mike Sweeney, Victor Bolduc-Alternate

Staff: Dave Wetmore Zoning Administrator

Guests: Peter Norris

Tim Bouton, Chair, called the October 6, 2014 Development Review Board (DRB) meeting to order at 7:00 PM. Alternate Tom Fyles will be voting tonight.

Adjustments to Agenda & Visitors Business – none**Public Hearing**

a) 2013DRB-11-APZA – Mike Lee appeal of Zoning Administrator’s Notice of Violation, Continued from 1/20/2014, 3/17/2014, 5/5/2014, 6/2/2014 and 7/21/2014.

The Zoning Administrator (ZA) has not heard from Mike Lee or his attorney since the end of July. The ZA believes the intent is for the DRB to move this hearing to a future date.

Gallott made the motion to continue the Mike Lee hearing (appeal of the ZA’s Notice of Violation) to the DRB meeting on November 17, 2014.

Barrett seconded

Discussion – none

Vote: Yes – 6 (Barrett, Bouton, Dupoise, Fyles, Gallott, Johnston)

No – 0

Abstention – 0

Motion carries

b) 2014DRB-11-BLA (boundary line adjustment) – Peter and Daenen Norris, continued from 9/15/2014.

Peter Norris has checked the deed and it indicates that there is a 50 foot right-of way and the survey is in error. The DRB suggested that a revised survey showing a 50 foot right-of-way from Route 7 to the furthest back lot owned by Norris; with a note on the survey referencing the deed would be beneficial.

The DRB mentioned that the new triangle piece created with this boundary line adjustment influences the setback area for future development.

Barrett made the motion to accept the Boundary Line Adjustment as presented with the following condition:

- The Right-of-Way is drawn in at 50 feet on the Mylar.

Gallott seconded

Discussion – Gallott made an amendment to the motion - the old boundary line be indicated on the new Mylar for reference with a note indicating that a second lot is not being created.

Barrett approved this condition.

The motion now reads:

To accept the Boundary Line Adjustment as presented with the following conditions:

- New survey plat be created showing the boundary lines
- The right-of-way at a full 50 feet should be shown
- Old boundary lines should be indicated on the survey plat for reference with a note indicating that a second lot is not being created.

Discussion – none

Vote: Yes – 6 (Barrett, Bouton, Dupoise, Fyles, Gallott, Johnston)

No – 0

Abstention – 0

Motion carries

End of Public Hearing

DRB Business

1. Sketch Plan Reviews – none

2. Review minutes for September 15, 2014

Gallott made the motion to approve the DRB minutes of September 15, 2014 as presented

Dupoise seconded

Discussion – none

Vote: Yes – 5 (Barrett, Bouton, Dupoise, Gallott, Johnston)

No – 0

Abstention – 1 (Fyles)

Motion carries

3. Review and Sign Decisions

a) Phoenix/Newton Holdings LLC amended site plan approval

There were not enough DRB members present tonight to approve the Findings and Decisions.

b) Kipp/Clark amended site plan approval

Gallott made the motion to accept the Findings and Decisions as presented

Dupoise seconded

Discussion – none

Vote: Yes – 5 (Barrett, Bouton, Dupoise, Gallott, Johnston)

No – 0

Abstention – 1 (Fyles)

Motion carries

4. Review for Compliance and Sign Final Plats – none

5. Correspondence

- Two separate pieces of correspondence from John Madden – Docket #49-4-14 dated 8/26/2014 and 9/20/2014

6. New Business – none

7. Old Business – none

Dupoise made the motion to adjourn.

Barrett seconded

Discussion – none

Vote: Yes – 6 (Barrett, Bouton, Dupoise, Fyles, Gallott, Johnston)

No – 0

Abstention – 0

Motion carries

The meeting was adjourned at 7:44 PM

Respectfully Submitted By

Karen Gallott



Tim Bouton, Chair



Jim Gallott, Vice-Chair



Kathy Barrett

Steve Dupoise

Tom Fyles



Donald Johnston, Secretary

