



DEVELOPMENT REVIEW BOARD

Meeting Type: **Regular Meeting**
Date: **Thursday, June 25, 2020**
Time: **6:00 p.m.**
Place: **Via Teleconference**
Address: **43 Bombardier Road Milton, VT 05468**
Contact: **(802) 893-1186**
Website: **www.miltonvt.gov**

PUBLIC NOTICE OF MEETING, HEARING(S) & AGENDA

Bruce Jenkins, Chair Henry Bonges, Vice Chair Julie Rutz, Clerk Robert Brisson MaryAlice Callaghan

DRB hearings are currently being conducted via Zoom teleconference in accordance with amended Open Meeting legislation. The hearing will be streamed live at <http://lcatv.org/live-stream-2>. Interested Persons are invited to attend the DRB hearing and will be required to provide contact information that allows the DRB to verify their status under [24 VSA 117§4465\(b\)](#). The DRB may require participation by videoconference. To register as an interested person prior to the hearing or to submit a comment for consideration please contact the Department of Planning & Zoning. If you have questions please use the contact information above or visit <https://www.miltonvt.gov/276/Development-Review-Board>.

Interested Persons attend the hearing using this link:

<https://us02web.zoom.us/j/85944262759?pwd=K0N4WDV2eEYzS0RUTEd5LzRtay9kUT09>

Enter Meeting ID: 859 4426 2759 and Password: 2sjCQW

Other attendees may call in by phone: 646 558 8656 Enter the meeting ID and password 078536 when prompted.

AGENDA

1. Call to Order

2. Attendance

3. Agenda Review

4. Public Forum

The public may attend and be heard in accordance with Vermont's Open Meeting Law (1 V.S.A. 312).

5. Staff Updates

- A. Staff will update the DRB concerning staffing changes and the location of future DRB hearings in light of the current COVID-19 situation.

6. New Hearings/Business:

The following hearings are continued from the June 11, 2020 DRB Meeting:

- A. **Brock Rouse**, applicant, is requesting **Final Approval** for a proposed **3-lot subdivision** located at **88 Main Street**, described as Book 374 & Page 424, SPAN 396-123-13053, Parcel #135039.000000. The subject property is recorded as having 3.11 acres and is located within the Main Street (M6) zoning district and the Town Core planning area, and the Old Towne sub-area.
- B. **John & Eileen Sonnicks Revocable Trust**, applicant, is requesting **Final Approval** for a proposed 2-lot subdivision located at **24 Maplewood Avenue**, described as Book 484 & Page 622, SPAN 396-123-13339, Parcel #134032.000000. The subject property is recorded as having 1.48 acres and is located within the Old Towne Residential (R1) Zoning District, the Town Core Planning Area, and the Old Towne Sub-Planning Area.

The following hearing is continued from the May 28, 2020 DRB Meeting:

- C. **B. Sterling Land Co., LLC**, applicant, is requesting **Major Conventional Subdivision** approval for a 39 lot subdivision containing 34 single family homes and 5 duplexes. This is an amendment to phases 3, 4, and 5 of the Clearview Estates subdivision. Applicant is also requesting a **Frontage Waiver** allowing up to a 10% deviation from the dimensional

standard for lots 27-32. The subject property is located at 0 Westford Road (Horseshoe Circle), described as Parcel #211088-000000, Deed Book 317 & Page 522, SPAN 396-123-10574. The property is recorded as having 37.86 acres and is located within the Old Towne Residential (R1) zoning district and the Town Core Planning Area.

The following are new hearings:

- D. Lori & Philip Charash**, applicant, is requesting a **Side Setback Waiver** for a 672 ft² garage at **706 Everest Road**. The waiver would reduce the setback on the north side of the property from 15 to 10 feet to accommodate its construction in a location that avoids wastewater and electrical utilities. The subject property is described as Parcel #237022.000000, Book 474 & Page 257, SPAN 396-123-10611, is recorded as having 0.66 acres, and is located within the Shoreland Residential (R6) zoning district, and the West Milton Planning Area.

- E. Fruitful Ventures, LLC c/o Armand Turner Jr. and Bonnie Turner and Ryan Living Trust c/o Gary Ryan**, applicant is requesting **Preliminary** approval for a proposed 5-lot **Major Conventional Subdivision** located at **346 Route 7 South**, described as 207013-000000, Book 492 & Page 788, SPAN 396-123-12037. The proposed development is to have a public road constructed which subdivides the land, passes through and subdivides the adjacent lot owned by Ryan Living Trust, described as 207014.003000, Book 497 & Page 866, SPAN 396-123-14669, and connects to the southern end of Southerberry Drive. Water and wastewater infrastructure will be constructed along the proposed road. The subject properties are recorded as having 28.39 acres and are located within the Checkerberry Commercial (M4-C) and Checkerberry Residential (M4-R) zoning districts, and the Town Core Planning Area.

7. Other Business:

- A. Approval of Minutes from June 11, 2020.

8. Deliberative Session

Private session for deliberations on applications and written decisions in accordance with 1V.S.A. 312. This hearing will remain open to submissions by parties with Interested Person status through Sunday, May 24, 2020. Submissions can be made on the town website or by emailing the Department of Planning and Zoning rsaunders@miltonvt.gov. Deliberative session will occur at a time and date determined by the DRB not more than 14 days from this hearing.

9. Adjournment

Richard Saunders, Development Review Planner