

Lyndon Development & Review Board

April 2, 2015 Minutes

Members	Public Official	Press	Public
Sherb Lang Craig Weston Dave Keenan Peter Morrissette	Laurie Willey Kaela Gray		David Cross Patricia Cross

Mr. Morrissette called the meeting to order at 7:02 PM and advised there was 1 warned item on the agenda.

Mr. Morrissette gave a brief explanation of the process to the forum by explaining they would hear the presentation by the applicant, and questions would be asked by board members, as well as members of the public. Mr. Morrissette advised after all comments and questions were finished, the board would discuss and make the final decision in deliberative session. The applicant could choose to stay and wait outside the Conference Room to hear the decision or wait to contact the Zoning Administrator the next morning. Mr. Morrissette advised if the application was approved, there would be a 30-day appeal period, and if the applicant proceeded with their project before the 30-days were up, they would do so at their own risk. At this time Mr. Morrissette swore in the applicants.

Mr. Morrissette explained to the applicants the board consisted of 7 members and only 4 were present at the meeting. In order for applicants to have their application approved they would need 4 affirmative votes. The board gives the applicant the option to postpone until more members were present. The applicants chose to have the 4 members hear their application.

2015-108: David and Patricia Cross are proposing to sub-divide their existing 19 acre lot into two lots, one 12.1 acre parcel, and one 6.8 acre parcel. The property is located on McGoff Hill Road. The Application requires final plat approval for a minor sub-division in the Rural Residential District under section 7.6 of the by-laws.

Ms. Cross presented to the board a brief overview of how they plan to sub-divide. Ms. Cross noted they would like to build on the 12.1 acre lot and sell the 6.8 acre lot.

Hearing no further questions from the board a motion to go into deliberative session at 7:07 PM with Kaela Gray present was made by Dave Keenan, seconded by Craig Weston and the vote carried 4-0.

A motion to come out of deliberative session at 7:12 PM was made by Craig Weston, seconded by Dave Keenan and the vote carried 4-0.

A motion to approve the David and Patricia Cross application as presented with one condition was made by Dave Keenan, seconded by Craig Weston and the vote carried 4-0.

1. A description of the right of way in metes and bounds will be included in the deed.

At this time the board moved on to other business.

Kaela Gray, ZA presented to the board a site plan waiver for Westaff, noting they are relocating from St. Johnsbury to a space in the Brick Diamond building.

A motion to approve the site plan waiver was made by Dave Keenan, seconded by Sherb Lang and the vote carried 4-0.

Kaela Gray, ZA presented a preliminary sub-division from Peter Hopkins and a motion to approve was made by Dave Keenan, seconded by Sherb Lang and the vote carried 4-0.

A motion to approve the March 5, 2015 minutes was made by Sherb Lang, seconded by Craig Weston and the vote carried 4-0-1 with Peter Morrissette abstaining and Jon Prue voting via email.

A motion to approve the Mold notice of decision was made by Sherb Lang, seconded by Craig Weston and the vote carried 4-0-1 with Peter Morrissette abstaining and Jon Prue voting via email.

A motion to approve the Murphy notice of decision was made by Sherb Lang, seconded by Craig Weston and the vote carried 4-0-1 with Peter Morrissette abstaining and Jon Prue voting via email.

At this time Kaela Gray shared with the board the current proposals of the Planning Commission.

A motion to adjourn was made by Sherb Lang, seconded by Dave Keenan and the vote carried 4-0.

The meeting adjourned at 7:37 PM.