

Shaftsbury Development Review Board

September 21, 2016

The meeting came to order at 7 pm. Present were board members Tom Huncharek (chair), Michael Day, and Chris Ponessi; alternate Jay Palmer; and ZA Shelly Stiles.

Board members reported **no conflict of interest**.

Sign in and testimony sheets were passed around and completed by surveyor David Spurr.

Mr. Huncharek moved to accept the **August 17, 2016 minutes**. Mr. Ponessi seconded the vote, which passed 4-0.

Application 16-9760, King, Finclair and Faielle owners, parcel #s 08 20 50 and 08 20 48, boundary line adjustment.

Mr. Spurr presented the application and preliminary plat. He shared a certificate of service. He reported that Crosiers own the right of way, but the family cannot be located. Ms. Faiella's letter regarding her support of the application was shared.

The board reviewed the plat per the requirements of the Subdivision Regulations section 5.4.

- Mr. Spurr will add the wastewater treatment permit # once it has been assigned by the state.
- He will add the permit # to the signature block.

Mr. Huncharek moved to close the hearing. Mr. Palmer seconded. The motion passed 4-0.

Application # 16-9759, Paulin, parcel # 09 20 13, boundary line adjustment.

Mr. Spurr shared the certificate of service. He explained how the lines were to be adjusted, maintaining the minimum required in the RR 80 zone. It was agreed the acreage resulting from the change should be relabeled on lot 2.

The board reviewed the plat per the requirements of the Subdivision Regulations section 5.4.

- The replacement septic field shall be shown.
- The permit number shall be added to the signature block.
- The wastewater permit # shall be added to note # 6.
- An access easement needs to be recorded on the plat and in the revised deed for new lot 1: "10' on either side of the centerline of the existing access to lot 1 off Paulin Drive."

Mr. Huncharek moved to close the hearing. Mr. Ponessi seconded the motion, which passed 4-0.

Other business: ZA Stiles reported that no applications are outstanding for the October 5 meeting. It was cancelled, provided no new business comes in.

Mr. Ponessi moved to enter **private deliberative session** on both applications. Mr. Huncharek seconded the motion, which passed 4-0. In the ensuing session applications 16-9760 and 16-9759 were addressed individually.

Mr. Huncharek moved to come out of deliberative session. Mr. Palmer seconded the motion, which passed 4-0.

Re 16-9760, Mr. Huncharek moved to approve the plat with conditions as captured in the minutes:

- Mr. Spurr will add the wastewater treatment permit # once it has been assigned by the state.

- He will add the permit # to the signature block.
- Mr. Palmer seconded the motion, which passed 4-0.

Re 16-9759: Mr. Huncharek moved to approve the plat with conditions as captured in the minutes:

- The acreage resulting from the change should be relabeled on lot 2.
- The replacement septic field shall be shown.
- The permit number shall be added to the signature block.
- The wastewater permit # shall be added to note # 6.
- An access easement needs to be recorded on the plat and in the revised deed for new lot 1: "10' on either side of the centerline of the existing access to lot 1 off Paulin Drive."

Mr. Day seconded the motion, which passed 4-0.

ZA Stiles will draft the findings of fact and share with the board.

Mr. Huncharek moved to **adjourn** the meeting. Mr. Day seconded the motion, which passed unanimously. The meeting was adjourned at 7:50 p.m.