

Sutton Development Review Board Hearing  
October 6, 2014  
Sutton Town Offices

Attendance: Paul Brouha, Joe Witt, Hank Parker, Brandon Mazur, Karla Barrett, Johanna Eddy, Tara Lynn Scheidet

Paul Brouha, Chair, opened the meeting at 7:00 pm. Paul read the warning published in the Caledonian Record for all present and asked for any additions, deletions, or conflicts of interest. He then conducted introductions of all present and confirmed the agenda for the evening.

The hearing then moved onto the request of Johanna and Jeffery Eddy of 165 Nygren Rd, Sutton VT for a subdivision of that property. Johanna Eddy was sworn in and provided a summary of the request and answered questions from the board. Since there were no members of the public present Paul entertained a motion to close proceedings. Hank Parker moved closure and Joe Witt seconded the motion – all members approved. The Chair stated the Board would make a decision within 45 days and that approval is contingent upon the receipt of a Mylar map of the survey. Johanna Eddy thanked the Board for their time and took her leave.

The hearing then moved onto the request of Tara Lynn Scheidet for an extension of Permit # 28-12, issued to put up a sign for her business. She explained that the sign was not erected within the allotted time of one year for the reason that she was mistakenly given an unsigned copy of the permit by the Town Clerk. She expressed she would like to have the \$50 cost of reapplication forgiven and the permit extended. Paul moved to approve an extension of three months from today at no new cost. The motion was seconded and approved. Tara Lynn thanked the Board for their time and took her leave.

In deliberative session the Board then discussed the Eddy's subdivision request. Paul moved to approve the request on the condition a Mylar map of the survey is submitted. The motion was seconded and approved. The findings of fact was as follows: the subdivision is located within both Rural and Woodlands and Recreation districts. Any subdivisions within Rural must be 2 acres minimum and any within Woodlands and Recreation must be a minimum of 10. The Rural district extends 800 feet back from the center of the road. Subdivision is permitted under Sutton's Bylaw and Subdivision Regulations. Minimum road frontages of 300 feet in the Rural Zone and 400 feet in the Woodlands and Recreation Zone have been met by this request.

At 8:00 pm Paul moved to close the Hearing. His motion was seconded by Hank and approved.

Brandon Mazur, Secretary

Approved Oct 27, 2014