**TOWN OF ENOSBURG FALLS**

**Notice of Public Hearing**

**Before the**

**(consolidated) Development Review Board**

Pursuant to 24 V.S.A., Chapter 117, together with the Enosburg Town Zoning and Subdivision Regulations and the Enosburg Falls Village Land Use and Development Regulations, a Public Hearing before the consolidated Town and Village Development Review Board will be held on Wednesday, August 10, 2016, commencing at 6:30 pm at the Emergency Services Building, 83 Sampsonville Road, Enosburg Falls, VT, to consider:

 Application #S-1-16 for Sketch Plan Review of a proposed three (3) lot subdivision off Woodward Neighborhood Road and old class IV highway #26u, pursuant to Article 7, Section 7.2(C) of the Town of Enosburgh Development Bylaw. This property is owned by Ronald Notkin and is located at 1847 Woodward Neighborhood Road and is located in the Rural Residential District. Parcel ID #WN1847 containing 110 +/- acres of land.

 Application #CUP-2-16 for Conditional Use Review and Application #SPA-2-16 for Site Plan Review to consider a proposed expansion of the current RL Vallee property, a convenience store/gas station, located at 518 Pearl Street. Applicant is proposing using the neighboring property at 440 Pearl Street as a truck parking lot to be used in conjunction with the existing convenience store at 518 Pearl Street, pursuant to Article 3, Section 3.2 and Section 3.3; Article 4, Section 4.2 and Section 4.10; Article 5, Section 5.3 The property at 518 Pearl Street is owned by RL Vallee, Inc., and the property located at 440 Pearl Street is currently owned by Kenneth and JoAnne Fiske. Both lots are located in the Commercial District. Parcel ID #PE0518 and PE0440.

Approval of minutes from previous meeting.

 …..any other business.

**Notice: Pursuant to 24 V.S.A. 4464, participation in the local proceeding is a prerequisite to the right to take any subsequent appeal. All interested parties are encouraged to attend. All applications and files may be reviewed prior to the Hearing upon request. Files are located at the Town Clerk’s office in the Zoning files.**