**TOWN OF ENOSBURGH FALLS**

**Notice of Public Hearing**

**Before the**

**Consolidated Development Review Board**

Pursuant to 24 V.S.A., Chapter 117, together with the Town of Enosburgh Development Bylaw 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, May 9, 2018, commencing at 6:30 pm at the Emergency Services Building, 83 Sampsonville Road, Enosburg Falls, VT, to consider:

**6:35 pm** Application #S-1-18 for Sketch Plan Review of a proposed two (2) lot subdivision on Duffy Hill Road, pursuant to Article 7 *Subdivision Review* of the Enosburg Falls Village Land Use and Development Regulations. This property is owned by Janet Bonneau and Dana Howard and is located at 289 Duffy Hill Road in the Village of Enosburg. The property is located in the Low Density Residential District. Parcel ID #DH0289 contains approximately 21.86 acres of land.

 Application #S-1-18 for Final Plan Review of a proposed two (2) lot subdivision on Duffy Hill Road, pursuant to Article 7 *Subdivision Review* of the Enosburg Falls Village Land Use and Development Regulations. This property is owned by Janet Bonneau and Dana Howard and is located at 289 Duffy Hill Road in the Village of Enosburg. The property is located in the Low Density Residential District. Parcel ID #DH0289 contains approximately 21.86 acres of land.

 Application #W-1-18 to request a Waiver under Article 3, Section 3.6A: *Setback Waivers* of the Town of Enosburgh Bylaw. Applicant, Town of Enosburgh, requests a 50% reduction of the front setback requirement for a Public Service Facility from Tyler Branch Road in preparation for the construction of a proposed municipal sand and salt shed. This property is owned by the Town of Enosburgh and is located at 2454 West Enosburg Road in the Town of Enosburgh. The property is located in the Agricultural District and the lower portion of the property nearest Tyler Branch is located in the Flood Overlay. Parcel ID #2454-X contains approximately 2.24 acres (or 97,404 sf) of land.

 Application #CUP-1-18 for Conditional Use Approval and Application #SPA-1-18 for Site Plan Approval under Article 4, Section 4.6 A(2)(a) *Nonconformities: Lots, Uses and Structures.* Applicant, Lucius Thompson, requests to replace an existing single family dwellingwith a new single family dwelling on a lot with three existing single family dwellings. The property is owned by Lucius

Thompson and is located at 94 Thompson Lane in the Town of Enosburgh. The property is located in the Rural Residential District. Parcel ID #TL0094 contains approximately 23+/- acres of land.

Approval of minutes from the February 2018 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.**