

Town of Enosburgh
Consolidated Development Review Board

Thursday, July 1, 2021 @ 6:30pm
In Person Meeting
Enosburg Emergency Services Building

Attendance

- Committee Members: Pat Hayes, Angela Wright, Shaleigh Draper, Steve Comeau
 - Absent: Jessica Eagles
 - Public: Gabe Gervais, Kody Gregoire, Patrick Greogire
 - Staff: Jesse Woods (Zoning Administrator)
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Agenda

1. Agenda
 2. Public Hearing
 - Application #S-5-21 (Town) Gregoire
Final Plan Review following Administrative Review for a proposed 2-lot subdivision located at 1347 West Enosburg Road, located in the Agriculture/Rural Residential District. Parcel ID #WE1555.
 3. Minutes from June 10, 2021 meeting
 4. Adjournment
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Pat Hayes (Chair) reads Notice of Hearing and Agenda.

Hayes swears in all by oath, asking that any person from the public acknowledge the oath before speaking.

Public hearing is open at 6:38pm following opening instructions.

1. Agenda

Agenda item #3 Minutes from June 10, 2021 meeting is removed and moved to a future meeting.

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2. Application #S-5-21 (Town) Final Plan Review following Administrative Review

Gabe Gervais presents the application on behalf of owner/applicant Sean Gregoire. The proposed subdivision will separate 5 acres from the existing 95 acres. There is an existing trailer, well, and septic on the 5 acres they are subdividing.

Angie Wright questions the map presented, asks if it is the final plan/map. Gabe explains that the map presented is not the final map. Gabe will submit a final map showing the entire property, with few minor details added.

Angie asks if there were any previous subdivisions or lot line adjustments in recent years. Gabe responds the last subdivision was in 2006 to subdivide a piece of land for the owner's sibling.

Angie asks what is currently on the remaining lot, and if anyone knows how two houses were allowed on one lot. Gabe responds that the current owner has their house on the remaining lot, the rest is wooded and pastures. It is unknown when, or how multiple dwellings were allowed on one lot. Proposed subdivision will bring the property into compliance.

The board agrees to continue the public hearing to a future date to receive the final map. Continuation of the public hearing will be set for Thursday, July 8, 2021.

Angie Wright motions to continue the public hearing to Thursday, July 8, 2021 at 6:30pm. Motion seconded by Steve Comeau. Motion passes unanimously.

3. Minutes from June 10, 2021 Meeting

Moved to future meeting

4. Adjournment

Shaleigh Draper motions to adjourn.

Angie Wright seconds the motion.

The motion passes unanimously. Adjourned at 8:43pm.