

TOWN OF NORWICH
DEVELOPMENT REVIEW BOARD
AGENDA
Thursday, March 21, 2019

REGULAR MEETING: 7:15 PM - Tracy Hall Meeting Room

1. Call to Order, Roll Call

2. Approve Agenda

3. Minutes – 11-1-18

4. Public Comments & Announcements

5. Administrative Issues

- a. Ernie Ciccotelli has resigned term expiring 4/30/20
- b. Membership Status – Terms Expiring 4-30-19
 - i. **John Carroll**
 - ii. **Stanley Teeter**

6. Boundary Line Adjustments

- a. **#3BLA19:** The Boundary Line Adjustment proposes to:
Transfer – An exchange of approximately ± 150 SF between 16-107.000 Glen Gurman and Lijuan Wei, (developed, 22 US Route 5 N) and 16-108.000 Timothy & Lynn Porter and Thomas & Misty Porter, (developed, 28 US Route 5 N). Both are pre-existing non-conforming lots (<2 acres) in the Rural Residential District. The ± 150 SF transfer to 16-107.00 will increase the frontage by 4 feet to 154 feet. Lot 16-108 has frontage over 200 feet. The effect of re-setting the boundary line subtracts the same area (± 150 SF) from the rear of parcel 16-107.000 and adds to 16-108.000.
- b. **#6BLA19:** The Boundary Line Adjustment proposes to:
Transfer by merging ± 0.5 acres of 12-1.4 (undeveloped, Norwich Associates) with 12-3.01, (developed, Norwich Associates), currently ± 1.7 acres. The resulting parcel will be a conforming lot in the Rural Residential district of ± 2.2 acres. 12-1.4 is a separate lot with frontage on two public ROWs; Farrell Farm Rd and Starlake Lane.

Simultaneously transfer by merging; approximately 1.3 acres of 12-1.4, (undeveloped, Norwich Associates) and ± 0.1 acres of 12-3.01, (undeveloped, Norwich Associates with 12-3.2 (developed, Twin Pines Housing Trust). The 0.1 acres lies immediately to the east of Starlake Lane. Parcel 12-3.2 increases in area from 14.2 acres to 15.6 acres. All lots will be conforming.

7. Public Hearing: 7:30 PM

- a. **#36BSUB17:** Preliminary/Final Plan Review of a Subdivision Application by Antoinette Jacobson, Applicant and Geraldine Jacobson, Landowner, to divide Lot 10-012.500 into 2 lots of approximately 3 acres and 23 acres at 519 Bragg Hill Road. Application to be reviewed under the Norwich Subdivision Regulations.
- b. **#47BSUB17:** Final Plan Review of a Subdivision Application by Glyn Jones Elwyn, Applicant and Landowner, to divide Lot 11-126.000 into 4 lots of approximately 3.9 acres, 2.2 acres, 2.0 acres and 98.2 acres at 720 Union Village Road. Application to be reviewed under the Norwich Subdivision Regulations.

- c. Appeal of Zoning Administrator Decision; concerning alleged zoning violations (height of fence(s) and side setback), by John Eller, Appellant and Landowner at 194 Kendall Station Road, Lot #06-072.000. Application to be reviewed under the Norwich Zoning Regulations.

Action: Consider Motion to Continue to date certain per request of party

8. Other Business

9. Adjournment

Future Meeting:

Thursday, April 4, 2019 at 7:15 PM –

DRB Minutes available at: <http://norwich.vt.us/development-review-board-minutes/>

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