

Tuesday, October 18, 2022

Town of Fletcher Development Review Board Meeting

Minutes for public hearing before the DRB:

- 1.) Amend Conditional Use Approval #C 21-02 (Riggs)
- 2.) Appeal of Administrative Decision for Two Lot Subdivision (Underwood)

Board Members Present: Suzanne Stritzler (Chair), Janet Young, Terence Keating and Laura Gorsky

Zoning Administrator Present: Maurice Rathbun

I. Amend Conditional Use Approval #C 21-02 (Riggs)

Meeting was called to order at 7:00pm and the applicant and interested parties were sworn in.

Present: Applicant, Tyler Riggs and Interested Party, Larry Cota

Tyler Riggs presented an amended site plan prepared by an engineer for purposes of obtaining state permitting approval (i.e.: Act 250 and Stormwater). He offered testimony that there were changes made since the DRB's most recent conditional use amendment approval due to the increase in yard space.

Mr. Riggs last came before the board on June 8, 2021 seeking approval to amend existing Conditional Use Permit (#C2010-2, dated September 21, 2010) in an effort to increase production, improve traffic flow in the yard, provide undercover product and material storage, and mitigate operation noise. Since his latest approval, Mr. Riggs has added two (2) stormwater ponds, shifted the sawdust storage location, and extended the lumber storage building. He seeks approval for the amended site plan.

Janet made a motion to close the hearing at 7:15pm. Laura seconded said motion.

II. Appeal of Administrative Decision for Two Lot Subdivision (Underwood)

Meeting was called to order at 7:30pm and the applicants and interested parties were sworn in.

Present: Applicant, Sharon Underwood and Interested Parties, Timothy and Cathy Wilson, and Cody and Rachel Wilson

Appellants, Timothy and Cathy Wilson provided a letter narrating their concerns with Sharon Underwood's two (2) lot administrative subdivision approval. The Wilson's also offered testimony supporting their appeal. The basis for appeal is that the Zoning Administrator's approval was premature as a result of Ms. Underwood's incomplete subdivision application. It was determined that Ms. Underwood failed to provide an updated map showing the location of all water lines crossing over and through the subject property.

During the hearing, Ms. Underwood presented an updated map which she had in her automobile. Said updated map had not yet been filed with the Town of Fletcher before this hearing.

Terence made a motion to close the hearing. Janet seconded said motion.

Meeting closed at 9:00pm with deliberation to follow. A written decision will be rendered within forty-five (45) days.

Submitted by,

Laura Gorsky