

**Town of Waitsfield  
DEVELOPMENT REVIEW BOARD  
Meeting Minutes  
May 23, 2023**

**1. CALL TO ORDER:** The meeting was called to order at 7:00 pm, and was held in person at the Waitsfield Town Offices and online via Zoom.

**DRB Members Present:** Duncan Brines, John Donaldson (Chair), Gib Geiger, Steve McKenzie, Jim Tabor

**Staff:** Planning & Zoning Administrator JB Weir

**Others:** Elizabeth Peterson, Stephen Peterson

**2. REVISIONS TO AGENDA, IF ANY**

No changes were made to the agenda.

**3. PUBLIC FORUM**

No members of the public asked for time to address the Board.

**4. Application #4111-CU** by Stephen and Elizabeth Peterson at 33 Hastings Road, Waitsfield VT. Applicants request a variance to replace an existing shed with a larger shed within the front setback. The property is identified as #25002.000, located in the Agricultural-Residential District.

Mr. Peterson explained the property configuration, easements on the land, and how the circumstances indicate that the current shed location is the one place he believes is suitable for having a usable shed on the parcel.

Mr. Donaldson explained that there are several conditions underlying the issuing of a variance, and that it would be best to continue the hearing and hold a site visit prior to the next DRB meeting. The possibility of a setback waiver was also presented, the granting of which would provide the Peterson's with some leeway in placement of the new shed.

A site visit was scheduled for June 13 at 6 pm.

**MOTION:** *Mr. Tabor moved to continue the hearing for Application #4111-CU until June 13, 2023 at 7 pm. Mr. Mackenzie provided the second. All voted in favor.*

**5. APPROVAL OF MINUTES**

The minutes of May 9, 2023 were amended and approved.

**6. ANNUAL REORGANIZATION**

Mr. Donaldson accepted a nomination to serve as Chair, he was elected unanimously.

Mr. Mackenzie accepted a nomination to serve as Vice-Chair, he was elected unanimously.

Meeting times and posting locations will remain the same.

**7. OTHER BUSINESS**

The upcoming schedule was reviewed.

#### **8. ADJOURNMENT**

The public portion of the meeting was adjourned at 7:17 pm to move into deliberations.

#### **9. DELIBERATIONS**

Respectfully submitted,  
Carol Chamberlin, Recording Secretary