



WAITSFIELD DEVELOPMENT REVIEW BOARD MEETING AGENDA

Tuesday, August 22nd, 2023 @ 7:00pm
Meeting to be held in-person and via Zoom

**PUBLIC ACCESS TO THIS MEETING WILL BE AVAILABLE BOTH IN-PERSON
AT THE TOWN OFFICES OR REMOTE VIA ZOOM. TO PARTICIPATE
REMOTELY, PLEASE USE THE FOLLOWING LINK:**

<https://us02web.zoom.us/j/9190265312>

Meeting ID: 919 026 5312

Or call: 1 929 205 6099

**Development
Review Board
Members**

Duncan Brines
John Donaldson,
Chair
Gib Geiger
Steve McKenzie,
Vice-Chair
Rudy Polwin
James Tabor
Jonathan Ursprung

**Planning & Zoning
Administrator/
E911 Coordinator**

J.B. Weir

**Town
Administrator**

Annie Decker-
Dell'Isola

Town Clerk

Jennifer Peterson

Treasurer

Randy Brittingham

**Waitsfield Town
Office**

4144 Main Street
Waitsfield, VT
05673
(802) 496-2218

1. CALL TO ORDER

2. REVISIONS TO AGENDA, IF ANY

3. PUBLIC FORUM

4. Application #4136-CU by Peter Pomerantz at Lot 10 Mad River Park, Waitsfield, VT. Applicant requests to construct a 6,000 sq. ft. woodworking shop for use as a cabinet-making operation. Pursuant to Table 2.06 (C) (8), light industry is a conditional use in the district and requires conditional use review. The property is identified as #06001.010, located in the Industrial District.

5. SUB #23-05 (Final Plan Review) by Thomas and Nancy Emory at 322 Palmer Lane, Waitsfield VT. Applicants propose to subdivide an existing 10.2-acre lot into two lots of 5.1-acres each. The property is identified as #42006.000, located in the Agricultural-Residential District. Sketch Plan review was held March 14, 2023.

6. Application #4137-CU by Bob Kogut obo the Mad River Riders at 5512 Main Street, Waitsfield, VT. Applicant requests to construct a pedestrian/bicycle bridge over the Mill Brook in association with the recreation hub project. Pursuant to Table 2.10 (Flood Hazard Area Overlay District), all development within the mapped floodway requires conditional use review under Section 5.03 (E). The properties are identified as #99168.100 and #29003.500, located in the Irasville Village District.

7. Application #4138-CU by Bob Kogut obo the Mad River Riders at 9 VT Route 17, Waitsfield, VT. Applicant requests to expand the parking on the property in association with the recreation hub project. In association with the parking expansion, applicant intends to restore the riparian buffer adjacent to the Mill Brook. Pursuant to Section 3.12, development within the riparian buffer requires conditional use review. The properties are identified as #99169.000 and 99168.100, located in the Irasville Village District.

8. APPROVAL OF MINUTES – July 25, 2023

9. OTHER BUSINESS

10. ADJOURNMENT

11. DELIBERATIONS

Documents related to the above item(s) are available for review in the Town Office, on the town website, and via email. Reasonable accommodations shall be provided upon request to ensure that the meeting is accessible to all individuals regardless of disability. Please contact the Planning & Zoning Office and at 496-2218 x4 for more information.