



WAITSFIELD DEVELOPMENT REVIEW BOARD MEETING AGENDA

Tuesday, November 14th, 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 #4149-CU by KS Coffee at 8 VT Route 17, Waitsfield VT. Pursuant to Table 2.03 (C) (34) of the Zoning Bylaws, applicant seeks conditional use approval to operate a mobile coffee trailer (takeout restaurant) on a mixed-use property. Applicant also requests a front setback waiver down to 32 feet. The property is identified as #99164.000, located in the Irasville Village District.

5. Application #Sub23-06 (Sketch Plan Review/Final Plan Approval) by Elizabeth Stevenson off 1053 Brook Road, Waitsfield VT. Applicant proposes a 2-lot subdivision of an existing 13.63-acre parcel: Lot 1 is proposed as 11.2-acres and consisting of the existing single-family residence and lot 2 is proposed as 2.4-acres for a future residence. The applicant has requested a waiver to combine sketch plan review and final plan approval into a single meeting. The property is identified as #26005.000, located in the Agricultural-Residential District. *This is a re-hearing of an application that was approved in May of 2022 but became void due to failure to file the requisite mylar.

7. APPROVAL OF MINUTES – October 24, 2023

8. ADJOURNMENT

9. 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.