

Town of Burke  
212 School Street  
West Burke Vermont 05871  
Development Review Board  
Minutes  
July 10, 2019 - 6:00 P.M.

Members present: Scott Chappell, Rodney Machell, Herm Hoyt, Eleanor Kenworthy

Visitors: Kurt Adams representing Matthew Whitcomb (Sugarhouse Road) Hank & Jane Butler, Robin Beaupre, Rob Johnson, Bud Santo, Cynthia & John Roy.

Buddy opened meeting at 6:00 P.M with the reading of the oath. Also disclosure of interested parties and ex parte communications.

**Permit # 2019-22:** Kurt Adams is representing Matthew Whitcomb from 608 Sugarhouse Road, West Burke VT. This permit was continued from the June meeting. He is requesting to convert barn into In-law apartment. This will be used for short term rental. A drawing of the plan was presented. They are adding a 8 X 32 shed roof. This will be for one outdoor shower & toilet. (This is a change from the original plan, which was for two.) The house will be used for short term rental. A website indicated that the owners were going to have a camp for kids for mountain biking, at this time there is no plan to have a that camp. If they decide to do the camp, they will have to come back to the board. A list of the abutters are on file. There were two interested parties here. Hank & Jane Butler. The neighbors Hank & Jane Butler were concerned on noise and traffic. They wondered what they can do when the renters get loud in to the late hours of the evening. This has happened on occasion. Mr. Adams stated that they could call him anytime. There were no other questions, Buddy asked for a motion to close, Scott motioned/Eleanor seconded. All in favor. Hearing closed. The Board will Deliberative after the meeting.

**Permit # 2019-24** Charles Santo's is requesting a conditional use permit to remove a hill of bank run gravel from his 2007 VT RT 114 property. The Town of Burke has exclusive rights to purchase the gravel from Gingue Construction. This site will be then used to build new log home. There are no interested parties. Buddy asked for a motion close the hearing, Eleanor motioned/Scott seconded. Hearing closed. The Board will Deliberative after the meeting.

**Permit # 2019-25:** Robin Beaupre requesting to put an apartment above an existing garage at 2171 VT RT 114 for short term rental. There is a house on this property and also a guest house. The guest house is currently being rented out as short term rentals. There is plenty of parking. They applied also to have a 5 x 4 sign with downward lightening. A picture of the sign with the lighting was presented. Letters to abutters have been written. The state has been contacted for the water and wastewater. There are no interested parties. Board has no other questions. Buddy asked for a motion to close, Herm motioned/Scott seconded. Hearing Closed. The Board will Deliberative after the meeting.

The Beaupre's also have rental property located at 287 VT RT 114. There is an existing 4x3 sign which they want to add downward lighting to it. A picture of the sign with the lighting was presented. Letters to abutters have been written.. There are no interested parties. Board has no other questions. Buddy asked for a motion to close, Eleanor motioned/Scott seconded. Hearing closed. The Board will Deliberative after the meeting.

**SD# 2019-04** John and Cynthia Roy requesting to subdivide their 21.5 Acre lot into two parcels. One parcel will be 16 Acres with the house & garage on it. The other will be 5.5 Acres. There is an existing curb cut got the 5.5 acres. Four copies of the map were presented. A copy of the letters to abutters. There were no interested parties here. Buddy asked for a motion to close the hearing. Scott motioned/ Herm seconded. Hearing closed. The Board will Deliberative after the meeting.

**Permit # 2019-29:** Rob Johnson representing Burke Mountain Academy requesting a permit for a 20 x 12 deck and new exit door at 62 Alpine Lane known as (Woods House). This house is for dorm parents. Letters to abutters have been written, a drawing showing the deck and door was presented. There were no interested parties. Board has no other questions. Buddy asked for a motion to close. Eleanor motioned/Scott seconded. Hearing closed. The Board will Deliberative after the meeting.

**Zoning Administrator Report:** No report, Mike was not present.

No other Business.

**Minutes:** May minutes cannot be approved. June's minutes cannot be approved. There are not enough of the members who were at the last meeting to approve them. No other business. Eleanor motions to adjourn Scott seconds, all in favor. Meeting adjourned. The board will go in to deliberative session.

Respectfully submitted, Linda Hackett-Corey DRB Clerk