

Those present in the conference room of the Town Clerk's office for the 7 p.m. meeting were Board Members, Benjamin Adams, William Biddle, Karen Stark, George Pierce, Bruce Denio, Mark Bowen; Secretary, Shirley Warden and Applicants, Donald Foster and Scott Ladner.

Chairman, Biddle called the hearing to order and announced the Applicants as posted and appeared in THE CALEDONIAN RECORD on September 14, & 15, 2019 and as follows:

B2 • RECORD WEEKEND EDITION, SEPTEMBER 14 & 15, 2019

TOWN OF BARNET NOTICE OF PUBLIC HEARING

The Barnet Planning/Zoning Board will hold a public hearing in the conference room of the Town Clerk's office at 7:00 pm on October 1, 2019 to consider the following applications:

#23-19 from Donald Foster and Debra Sampson-Foster; lot #04-02-27; at 34 Keenan Road; for a deck. Needs setback waiver from Town highway.

#29-19 from Ladner Realty Trust; lot #21-20-26; at 94 Wheelock Lane; for a storage shed. Needs setback waiver from shoreline of Harvey's Lake.

All interested parties will be heard and **MUST** participate in this hearing to have "the right to take any subsequent appeal." (Chapter 117, Title 24 § 4471)

A business meeting will follow the hearing. For further information contact Shirley Warden, Secretary at 802-633-4993.

BARNET PLANNING/ZONING BOARD

Application #28-19 from Donald Foster & Debra Sampson-Foster on lot #04-02-27 @ 34 Keenan Road for a deck. It was explained by Warden that the deck is only 20 feet from the Town Highway.

Mr. Foster said is no closer to the Town Road than the Existing house.

Adams moved to grant the waiver allowing the deck as submitted on the application, finding the deck will be no closer to the Town road than the existing house. Stark seconded and all voted yes to approve the waiver.

Application #29-19 from Ladner Realty Trust, lot #21-20-26 @ 94 Wheelock Lane for a storage shed, which will be 47 feet from the shore line of Harvey's Lake.

Mr. Ladner said this shed will replace a shed that is closer to the lake and down a steep bank.

Adams moved to grant the waiver allowing the shed as on the application finding the new location is further from the shoreline and the lot depth would not allow it to meet the shoreline setback of 100 feet, required by the Barnet Bylaws. Denio seconded and all vote yes to approve the waiver

Warden asked the Board for input on an application for a shed on a back lot. This lot has a house and the required 20 foot deeded right of way. The new Bylaw says the Planning Commission will review this issue but does not say if there needs to be a public hearing. She had talked to the Town Attorney, he didn't have any clear advice. The Board felt that Warden should issue the permit.

The minutes for July 2, 2019 were approved as presented.

Warden presented correspondence as notice from VLTC of a Forum on October 23, 2019 for Zoning issues; and a Webinar on October 15th concerning computer security.

The Agency of Natural Resources issued the following permits for sewage & water:

- Grace Gershuny; lot #04-01-52.1 to repair a failed system;
- Dennis LaCourse Jr.; lot #09-01-36.11; new house;
- Doug & Merrill Satz; lot #05-01-35.11: new house;
- Donald F. & Bonnie D. Easter; lot#20-20-18; repair a failed system;
- Nathan Laflamme; lot# 04-01-15; new house;
- Steven & Celina Wright; lot#08-01-13; repair a failed system;
- Michael DeKoeper; lot #21-21-49; repair a failed system.

Also reported a letter from VT Agency of Agriculture, Food and Markets stating that Jennifer Stonecipher, lot #26-01-52 was a farm and not subject to Barnet Zoning regulations and a letter from AIA Vermont requesting a notice be posted that commercial structures plans be stamped by a Vt licensed architect.

There was a discussion of the vacancy on the Planning/Zoning Board. Names were suggested and Biddle and Bowen will contact them to see if any are interested in serving on the Board.

There was also a discussion concerning the replacement of the Town Clerk's office, especially any roll the Board might have in the process.

The meeting adjourned at 8:10 p.m..

Shirley Warden

Shirley Warden, Secretary
Barnet Planning/Zoning Board

*Accepted -
11-5-19*