

# TOWN OF WARREN PUBLIC NOTICE

## Warren Development Review Board

**The Warren Development Review Board has scheduled public hearings at 7:00 PM, Monday, October 21<sup>st</sup>, 2013 at the Warren Municipal Building conference room to consider the following applications.**

1. Application 2013-50-CU/ZP Conditional Use Review for approval for Gallery/Artist Studio; The applicant, David Sellers has requested the use as per Article 2, Table 2.2 (C) Conditional Uses(14), Gallery/Artist Studio; to his Single Family Dwelling at 1635 West Hill Rd.. The property, 4.2 acres, is located in the Rural Residential District, parcel id # 016003-502.
  
2. Application 2013-02-ZP/CU, Conditional Use Review, for the re-construction of an Accessory Structure (Deck) in the Flood Hazard Overlay District (FHO). Gary & Debora Johannesen requested permission for an *as-built* permit for the re-construction of a deck and adjacent retaining wall on their property located at 59 Main Street, parcel id #004000-200. The Zoning Administrator had referred this application to the DRB on February 4<sup>th</sup>, 2013, The applicant will present corroborating information that the structures do not encroach into the floodway beyond the encroachment of the original deck. The property is located in the Warren Village Historic Residential and Flood Hazard Overlay Districts. This application requires review under Article 2, table 2.2 & 2.14 (3); and Article 5, § 5.3 of the Warren Land Use and Development Regulations.

All applications will be reviewed under Articles 2, 3, 4 and Article 5(*Development Review*), §5.3(*Conditional Use Review Standards*) of the Warren Land Use and Development Regulations as adopted by the Warren Select Board on March 25, 2008 and last amended November 11, 2012.

**Pursuant to 24 V.S.A. §§ 4464(a)(1)(C) and 4471(a), participation in this local proceeding is a prerequisite site to the right to take any subsequent appeal.** Plans for these projects are available for public review at the Warren Town Clerk's Office during regular office hours. If you have any questions regarding these applications/hearings, please do not hesitate to contact the Planning and Zoning Office in the Warren Municipal Building Conference Room (old library) located at 42 Cemetery Rd, in Warren Village