

TOWN OF WARREN
DEVELOPMENT REVIEW BOARD
FINDINGS OF FACT AND NOTICE OF DECISION
SUBDIVISION REVIEW

Application #2005-07-SD, Boundary Line Adjustment, *Article 6.2 (E)*, submitted by Attorney Richard King on behalf of June Sardi, seeking approval of a 2-lot subdivision of 145.2 +/- acres located on West Hill Road in the Rural Residential District, parcel # 016004-600. The applicant is transferring an approximate 5.1 acre parcel to the adjoining land owners, Caryn and John Crump, Lot #1 of the Colpitts subdivision, parcel ID # 016004-400, consisting of approx. 6.60 acres on West Hill Road.

A duly warned hearing was held on Wednesday August 3, 2005. Members in attendance were: David Markolf, Eric Brattstrom, and Lenord Robinson. Others in attendance were: Richard King, Steve Butcher, Richard Frost, Miron Malboeuf and Ruth Robbins.

FINDINGS OF FACT AND CONCLUSIONS OF LAW:

1. The applicant submitted the following: Completed application, proof of abutter notification, and preliminary paper copy of mylar showing the new boundary line between June Sardi and the Crumps.
2. June Sardi is transferring approximately 5.1 acres to the adjoining property owners, Caryn and John Crump.
3. It is understood that the acquisition of this additional piece of property is for privacy purposes and that there is no intent for any development.
4. This boundary line adjustment will not result in any non-conforming lots.

NOTICE OF DECISION:

Based on the forgoing Findings of Fact and Conclusions of Law, application #2005-07-SD submitted by Attorney Richard King on behalf of June Sardi requesting a Boundary Line Adjustment is hereby approved with the following conditions:

1. The 5.1 acres is to be deeded and merged with parcel ID # 016004-400 within 60 days of the property transfer.
2. That the mylar submitted is in conformance with the requirements outlined in Article 6, Table 6.2 (B).
3. In accordance with Section 6.5 and the Act [§4416], within 90 days of the date of receipt of final plan approval under Section 6.4(C), the applicant shall file 3 copies of the final subdivision plat, **1 mylar copy and 2 paper copies**, for recording with the town in conformance with the requirements of 27 V.S.A., Chapter 17. Approval of subdivision plats not filed and recorded within this 90-day period shall expire. Prior to plat recording, the plat must be signed by at least two authorized members of the Development Review Board.

Approval shall become effective once this decision has been signed by at least three members of the Warren Development Review Board who participated in the final decision. Beginning the effective date of this decision, there is a 30-day period during which parties may appeal the decision to the Environmental Court.

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DEVELOPMENT REVIEW BOARD
FINDINGS OF FACT AND NOTICE OF DECISION
SUBDIVISION REVIEW - SARDI #2005-07-SD

Development Review Board

David Markolf 8/29/05
date

Eric Brattstrom 29 Aug '05
date

Lenord Robinson Aug 25 05
date

TOWN OF WARREN, VT
Received for Record Sept 7 20 05
at 9:00 o'clock A M and Received in
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Clair E. Fuller
assistant TOWN CLERK