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TOWN OF WARREN
DEVELOPMENT REVIEW BOARD
FINDINGS OF FACT AND NOTICE OF DECISION
CONDITIONAL USE REVIEW
#2012-63-CU HYDE/HAYNESWORTH

The applicants, William Haynsworth and Anne Hyde wish to construct an Accessory Structure [Barn] on a one-10.1 acre parcel located in the Meadow Land Overlay District which requires Conditional Use approval. The property is located at 1268 Fuller Hill Rd, parcel id #023002-300. The property is located in the Rural Residential and Meadow Land Overlay Districts.

A duly warned hearing was held on January 7, 2013 and attended by the following DRB members: Peter Monte, Don Swain and Virginia Roth. Others in attendance were: Mac Rood, Miron Malboeuf and Ruth Robbins.

Findings of Fact and Conclusions of Law:

1) The applicant submitted a complete application, site plan prepared by Bast & Rood Architects, notice to abutters and proof of mailing.

2) The Board found that there is no other developable land suitable for the proposed structure.

3) The Board found that the placement of the proposed barn minimizes the disruption of the scenic quality of the site, retains the maximum possible amount of meadowland for agricultural use and the development will not conflict with existing agricultural uses in the area.

Notice of Decision:

Having found that the application satisfies the standards for development in the Meadowland Overlay District Table 2.13 (E) (1) (b) (i) through (iii) as well as the Conditional Use standards under Article 5 Sec. 5.3 (A) items (1) through (5), the Development Review Board grants approval for the construction of a single family dwelling **subject to the plans and specifications as submitted in the application.**

The applicant is advised to submit a zoning application [if they haven't already] for the construction of this project within 30 days of the execution of this approval.

DEVELOPMENT REVIEW BOARD

2/4/13
Peter Monte date

2/4/13
Virginia Roth date

1/22/13
Don Swain date

TOWN OF WARREN, VT
Received for Record 2/5 2013
at 1:22 o'clock P M and Received in
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Pat Gross
TOWN CLERK