

**Monkton Development Review Board  
Meeting Minutes  
March 14, 2022  
Draft**

**Attendance:**

**DRB Members Present:** Curtis Layn, Jaime Schulte, Philip Russell, Chris Acker, Stephen Pilcher, Vicky Stern

**Others in Attendance:** Kris Perlee (Clerk), Miranda Fisk, Jason Barnard, Justus DeVries, Marjorie Sussman, John Dunham

The meeting was called to order at 7:39 PM by C. Layn

**Minutes**

02/14/2022: S. Pilcher made motion to approve as amended, J. Schulte 2<sup>nd</sup>. So voted (6-0)

**Public Comments:**

None

**Old Business:**

*Preliminary Plat Application #2021-02-MAJ of Miranda Fisk for a 2-lot subdivision located at 315 Roscoe Road (Parcel ID 01.228.001.002) in the RA-2/RA-5 Zoning Districts*

J. Barnard gave overview of project, no changes from last meeting. DRB had discussion about site visit. A discussion around possible moving house within building envelope. S. Pilcher asked who owned cemetery. Revisited the house siting. The neighbors would prefer it to be further south on the lot. Discussion about moving right-of-way. ROW is deeded and deeds would need to be adjusted. Where town roads start and end was discussed.

Review of Checklist: (Issues to be addressed)

Deed description needed

Foot path reference in deed

Semi-permanent markers of wetland buffers.

**C. Acker made motion to approve the preliminary plat, P. Russell 2<sup>nd</sup>. So voted (6-0)**

Hearing closed at 8:39pm

*Waiver Application #2022-002-WAV of Scott Brayman for a waiver from the side setback requirement located at 470 Higbee Road (parcel ID is 04.102.088.003) in the RA-5 Zoning District.*

Hearing opened at 8:40pm

Due to possible issues with neighbor the applicant has asked the hearing to be postponed.

**C. Acker made motion continue hearing to March 28, 2022, J. Schulte 2<sup>nd</sup>. So voted (6-0)**

Hearing closed 8:42pm

Orb Weaver Farm Sketch Plan Review:

J. DeVries gave overview of the 2-acre subdivision from the full farm. A discussion about a previous PUD discussion around this lot. Applicant will submit PUD application when ready to move forward.

**New Business:**

John Dunham has interest in the DRB and gave quick background of himself.

J. Schulte presented a concern from Luann Rotax about timely responses from ZA. K. Perlee provided history.

Public Notice Display: C. Layn and K. Perlee will continue to work on the placement of this at the Fire Department.

Layn Boundary Line Adjustment:

C. Layn recused himself from meeting. He presented a BLA between the Layn Farm and Chad Wright. DRB agreed it looked ok to proceed and schedule for next available date.

**Adjournment:** P. Russell moved to adjourn the meeting at 9:53 PM. The motion was seconded by C. Acker and passed 6-0-0.