

TOWN OF WARREN
PUBLIC NOTICE
Warren Development Review Board

The Warren Development Review Board has scheduled a public hearing
At 7:00 PM, Monday November 04, 2019
At the Warren Municipal Building to consider the following matter(s):

Application #2019-04-PUD/SD/BLA: Preliminary Plan/Final Plan Review. Applicant Lucy O'Brien /BOKAY Ltd is requesting a revision of her previously approved PUD #2012-22-CU/SD/PUD to cure an encroachment on the right-of-way leading to lots 5 and 6. This includes a boundary line adjustment to the parcels and the elimination of one parcel that conforms as a single lot under a different owner. This application will be reviewed under the Warren Land Use and Development Regulations as adopted by the Warren Select Board on March 25, 2008 and last amended November 11, 2012. [Article 8 Article 3, Sec. 3.4 Erosion Control & Development on Steep Slopes and Article 5 Development Review Sec. 5.3 Conditional Use Review Standards].

NOTE:

The following application #2019-09-CU was warned for an October 21, 2019 hearing but due to the lack of available members for a quorum, is postponed until the November 4, 2019 meeting.

The applicant, MaClaren Holdings, LLC [DBA West Hill House B&B], is requesting to replace a pre-existing non-conforming shed with a two-car garage that would extend back over a terraced slope and measure overall 21' x21'. The property, located at 1496 West Hill Road, grand list number 016003-5, is in the Rural Residential District. This application will be reviewed under the Warren Land Use and Development Regulations as adopted by the Warren Select Board on March 25, 2008 and last amended November 11, 2012. [Article 3, Sec. 3.4 Erosion Control & Development on Steep Slopes, Sec. 3.8 Nonconforming Structures & Uses and Article 5 Development Review Sec. 5.3 Conditional Use Review Standards].

The applicant, Sandra Nohejl, and land owner Virginia Roth, are requesting with their application #2019-10-CU for a change in use from real estate office on the first floor, to a retail use of a "grab & go" coffee shop with coffee beans and coffee accessories for sale. The location is at 264 Main Street, parcel id # 004001-900, in the Warren Village Commercial District. This application will be reviewed under the Warren Land Use and Development Regulations as adopted by the Warren Select Board on March 25, 2008 and last amended November 11, 2012. [Table 2.10; Article 5, Sec. 5.3, Conditional Use Review Standards]

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

[] Submitted via E-mail to the Valley Reporter 10-15-19 to Run 10-17-19, [] Adjoining Town [] Web, 10-17-19 [] E. Warren Groc, [] Post WPO, 10-17-19, [] Warren Store, [] Paradise Deli, 10-17-19.
2019-04-PUD-SD-BLA BOKAY Ltd