



TOWN OF RICHMOND

RICHMOND TOWN CENTER
203 Bridge Street, P.O. Box 285
Richmond, Vermont 05477



Richmond Development Review Board Decision September 10, 2008 for WHW Development Corporation; Dr. M.W. Perrine PO Box 8300 Essex, Vermont 05451

IN RE: **WHW Development Corp. – Subdivision Amendment Application #08-074 to amend Subdivision Approval #05-057 by modifying the final plat boundary lines for Lots 7 (WF0600), 8 (WF0060) and 14 (WF0188); increasing the area of Lot 8 and Lot 14 and reducing the area of Lot 7; All parcels are located in the Agricultural / Residential Zoning District.**

At the first public hearing on July 9, 2008, Landowner Bud Perrine requested a continuance, before any testimony was received, to the next DRB meeting on August 13, 2008 and on that date his agent Butch True appeared before the Richmond Development Review Board (DRB) and was sworn in by David Sunshine. The hearing was closed on August 13, 2008.

The DRB considered the following:

1. Subdivision Approval Amendment Application #08-074
2. Subdivision Plat, prepared by Summit Engineering, dated 07/27/05, last revised 08/04/08.

Findings of Fact:

1. The subdivision amendment application is complete.
2. The proposed revisions to the final plat lot layouts, including modifications to the easements for pedestrian and wastewater disposal areas, as detailed in the application, are in conformance with the town zoning regulations and subdivision regulations.
3. There are no other changes proposed to Subdivision Permit Approval #05-057.
4. State water and wastewater permits and stormwater permits have been issued for the project and the applicant will be required to update any state permits before certificate of occupancies are issued for the residential structures.

Board Decision:

The Board approves the referenced application with the following conditions:

1. The project shall be developed in substantial conformance with the above referenced plan.
2. Prior to the issuance of a certificate of occupancy for residential structures on any lot affected by this amendment, the revised subdivision plat herein approved, must be recorded in the Richmond Land Records.
3. Any other applicable zoning regulations or town public works specifications not expressly waived in this decision must be met.
4. This decision shall not relieve the Applicant from its obligations to obtain all other applicable required Federal, State and local permits.
5. This written decision shall be recorded with the amended final subdivision plat within 180 days of the date of this decision.

Title 24 Vermont Statutes Annotated, Section 4471 provides that "An interested person who has participated in a municipal regulatory proceeding authorized under this title may appeal a decision rendered in that proceeding by an appropriate municipal panel to the environmental court. Participation in a local regulatory proceeding shall consist of offering, through oral or written testimony, evidence or a statement of concern related to the subject of the proceeding. An appeal from a decision of the appropriate municipal panel... shall be taken in such manner as the Supreme Court may by rule provide for appeals from state agencies governed by sections 801 through 816 of Title 3 [Vermont Statutes Annotated]..." See 24 V.S.A. 4465(b) for the definition of "interested person."

DATED this 10 day of September, 2008

David M. Sunshine

David Sunshine, Chair
Richmond Development Review Board

TOWN OF RICHMOND DEVELOPMENT REVIEW BOARD

CERTIFICATE OF SERVICE

RE: WHW Development Corp. – Subdivision Amendment Application #08-074 to amend Subdivision Approval #05-057 by modifying the final plat boundary lines for Lots 7 (WF0600), 8 (WF0060) and 14 (WF0188); increasing the area of Lot 8 and Lot 14 and reducing the area of Lot 7; All parcels are located in the Agricultural / Residential Zoning District.

I, Ron Rodjenski, hereby certify that on September 12, 2008, I sent a copy of the **Development Review Board's 09/10/2008 Decision** to the following parties by depositing a copy of the same in the United States mail, postage prepaid, addressed as follows:

Parcel	Owner	Mailing Address	Town	ST	Zip Code
HI1198	O'Leary, Joseph & Stephanie	1198 Hinesburg Road	Richmond	VT	05477
HI1199	Lockwood, William & Alison	PO Box 214	Charlotte	VT	05445
HI1369	Hill, David & Beth Trust	1369 Hinesburg Rd	Richmond	VT	05477
HI1689	Leclair, Michael & Diane	1689 Hinesburg Road	Richmond	VT	05477
HI1717	Jeffrey Edwards & Karen Gillam	1717 Hinesburg Rd	Richmond	VT	05477
HI2035	Ladensack, Harriet	Rd1 Box 328 Hillview Rd	Richmond	VT	05477
WA0085	Weinstein, Debra	PO Box 625	Richmond	VT	05477
WA0120	Woodside, Matthew & Meredith	120 Wild Apple Lane	Richmond	VT	05477
WA0135	Mincar, Kenneth & Jennifer	135 Wild Apple Lane	Richmond	VT	05477
WF0060	Dr. M. W. Perrine	PO Box 8300	Essex	VT	05451
WF0110	Dr. M. W. Perrine	PO Box 8300	Essex	VT	05451
WF0140	Dr. M. W. Perrine	PO Box 8300	Essex	VT	05451
WF0149	Jensen, Kenneth & Elena	70 Partridge Road	Essex Junction	VT	05452
WF0170	Clark, Timothy & Jennifer	15 Linwood Drive	S. Burlington	VT	05403
WF0188	Dr. M. W. Perrine	PO Box 8300	Essex	VT	05451
WF0231	Nussbaum, Kenneth & Susan	142 Church Street	Richmond	VT	05477
WF0600	Dr. M. W. Perrine	PO Box 8300	Essex	VT	05451
WO0258	Marquis, Robert	258 Wortheim Road	Richmond	VT	05477
WO0370	Wortheim, Stanley & Virginia	370 Wortheim Ln	Richmond	VT	05477
WO0708	Robbins, Cecily & David	708 Wortheim Road	Richmond	VT	05477
WO0748	Peura, Glenn & Carolyn	748 Wortheim Road	Richmond	VT	05477
Agent	Representing WHW – Butch True	965 Main Street	Colchester	VT	05446


 Ron Rodjenski
 Acting Administrative Officer