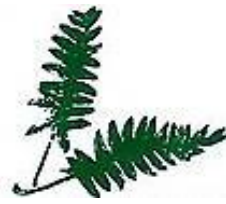


Town of Dorset, Vermont



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=====*Chartered 1761*=====

Regular Meeting of the Dorset Zoning Board of Adjustment September 21, 2020 (Via Zoom Call)

Present: John LaVecchia, Kevin O'Toole, Tuck Rawls, Ed Tanenhaus,
Bill Bridges

Absent: David Wilson, Martha Merwin, Patrick McGuire, Ruth Stewart

Also, present: Tyler Yandow, Rob Gaiotti, Jeff Leggett

John LaVecchia, Chairperson, called the meeting to order at 7:24 p.m.

Conditional Use Review: Accessory Dwelling at 410 Awesome View Drive:

Jeff Leggett presented the application, noting that the project involved constructing a 34' x 44' barn with living space on the second level. The property is owned by Jeff's daughter and son-in-law and the living space would be 780 square feet as required in the bylaw. Kevin O'Toole noted that the applicant had reviewed a possible 30% square footage waiver from the Planning Commission and a survey of the developable area of the lot was needed to prove the lot could be subdivided, thus meeting the waiver requirement. He further noted that this application was amended to include the construction of the barn with conforming living space. J. Leggett confirmed that the current plan is to perform the survey and possibly add square footage if the survey works out. He noted that the footprint of the barn would not change, only the square footage of living space about it. J. Leggett also confirmed that this application review was for the accessory dwelling at 780 square feet. Bill Bridges asked for clarification on the location of boundaries on the site plan. Tyler Yandow responded with regard to the site plan. K. O'Toole noted that the application met the conditional use requirements for an accessory as laid out in the bylaw.

K. O'Toole moved and Bill Bridges seconded, that the application as amended met section 3.7.9 and 3.5 of the zoning bylaws, motion passed 5-0.

Bill Bridges moved and Tuck Rawls seconded to adjourn the meeting at 7:45pm.

Respectfully submitted,

Rob Gaiotti, Town Manager