

TOWN OF MONTGOMERY
DEVELOPMENT REVIEW BOARD
NOTICE OF PUBLIC HEARING

The Public Hearing will be Thursday July 14, 2022 at 5:30 at the Montgomery Public Safety Building, 86 Mountain Rd, Montgomery, Vermont.

Mitesh Amin has submitted an application for Conditional Use Approval to change the use of a single family home to a Lodging Establishment offering short term rental. The structure is on parcel ID# 00242.121X at 3774 Mountain Road, consisting of an existing structure on 17.6 ac in the Rural/Residential Zoning District. A Lodging Establishment in Rural/Residential requires Conditional Use Approval.

Robert and Rebecca Cummings have submitted an application for Hazard Area Review to construct a carport on their parcel ID# 00035.007X which is .5 ac at 120 Nutting Road. The parcel lies within the river corridor of Pacific Brook and an accessory structure in the river corridor requires Hazard Area Review before approval of a Zoning Permit.

Further information may be obtained from the Zoning Administrator, Ellen Fox, or at the Montgomery Town Clerk's Office.

An interested person must participate in the local proceeding as a prerequisite to the right to any subsequent appeal.

***published , June, 2022 in St Albans Messenger**

TOWN OF MONTGOMERY, VERMONT
APPLICATION TO DEVELOPMENT REVIEW BOARD

APPLICANT (s): Name (s) Robert and Rebecca Cummins Phone: 802-326-2606
Address 120 Nutting Road, Montgomery Center, VT 05471

PROPERTY: Parcel I.D. No. 00035.007x Zoning District Town of Montgomery
Location 120 Nutting Road
Date Acquired July 2002 Town Land Records - Book 79 Page 422-424
Present Use Residential Full-time Proposed Use
Lot Size 0.5 acre Depth ~40 to 50' Frontage on Public Road or R.O.W. 355 ft
depending on lay of the land along the brook length of property

TYPE OF APPLICATION:

- () Appeal from a decision of the Administrative Officer
(x) Application for a Conditional Use Permit
() Application for a Variance from the Town's Zoning Regulations
() Approval of lot(s) accessed via Right-of-Way of record
() Site Plan approval for Subdivision
() Request for interpretation of Zoning Regulation or Map

RECEIVED/PAID
JUN 17 2022

State reason for Application: HAZARD AREA REVIEW

We wish to put in 2-4 posts, metal roof, and gravel for a carport ~10' x 17' to protect EV for charging in winter weather

ADDITIONAL INFORMATION REQUIRED WITH APPLICATION: A plot plan must be submitted with this application to show; property boundary lines with dimensions, easement and right-of-way lines, all existing and proposed structures and alterations, proposed subdivision of land, scale and true north, location of sewage and water supplies, and other relevant information.

I hereby certify that the information in this application, (including attachments), is true and correct.

Signed: [Signature] Applicant (s) or Authorized Agent Date: 17 June 2022

Submit to Town Clerk with required fee: \$ 100.00 (Checks payable to Town of Montgomery).

FOR USE BY DEVELOPMENT REVIEW BOARD

DRB Application No. Zoning Permit Application No.: Fee Paid:

Date Received: Notice of Hearing Date: Date of Hearing:

Decision of Board: Approved () Denied () Date of Decision:

Conditions:

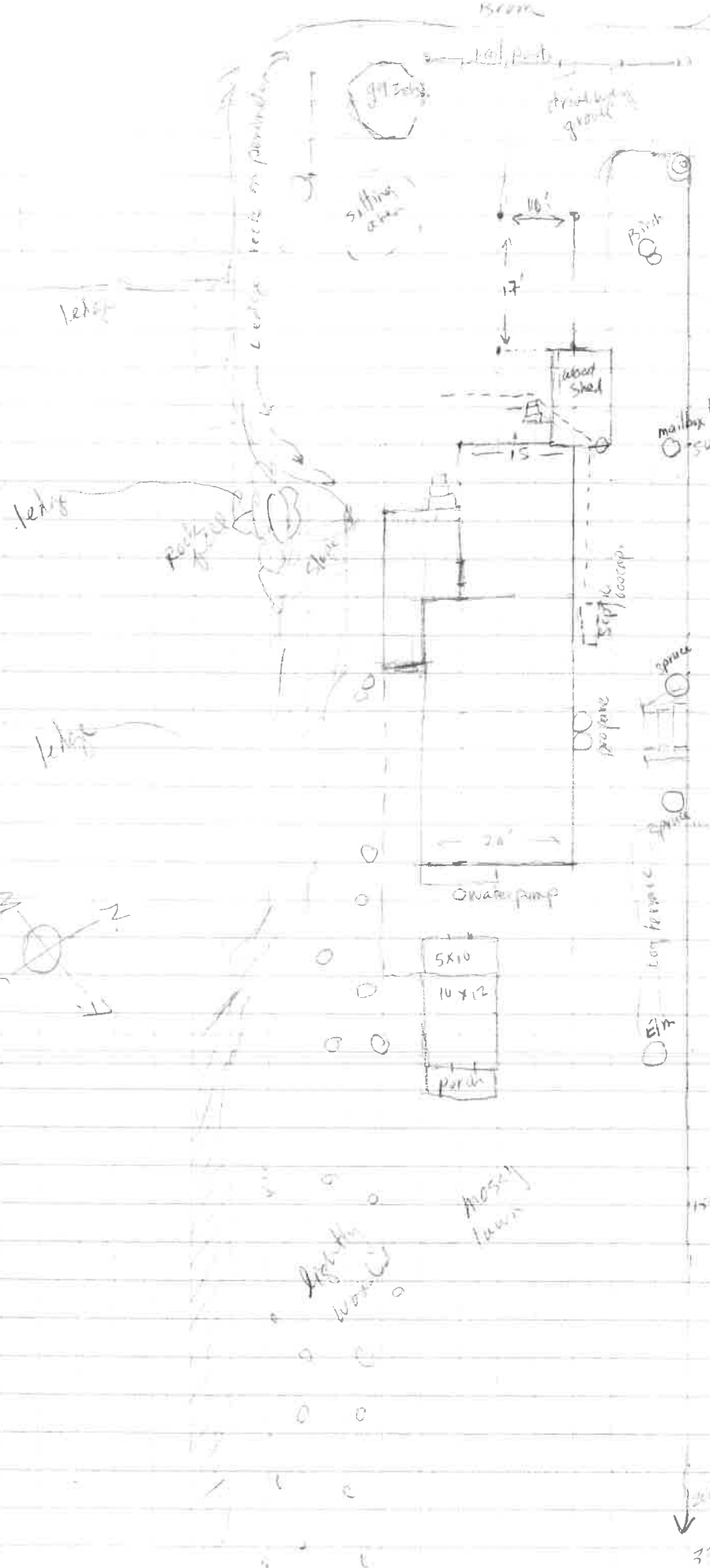
Secretary, Development Review Board

Original to DRB and copies for applicant, listers, town clerk

Woods

Slope of North property

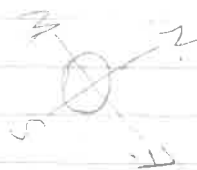
Rocky ledge



left

left

left



Lightly wooded

Mossy lawn

337'

Robert Robbins, Commons 120 Nutting Road, Montgomery Center, VT 05471

13 June 2022

MAY 26 2022

TOWN OF MONTGOMERY, VERMONT
APPLICATION TO DEVELOPMENT REVIEW BOARD

TOWN OF MONTGOMERY

APPLICANT (s): Name (s) Mitesh Amin Phone: 617-676-5796
Address 715 S 17th St. Apt 2 Philadelphia, PA 19146

PROPERTY: Parcel I.D. No. 00242.121X Zoning District
Location 3774 Mountain Rd. Montgomery Center, VT 05471
Date Acquired Nov 06 2015 Town Land Records - Book 92 Page
Present Use Personal and Long Term Rental Proposed Use Personal and Short Term Rental
Lot Size 17.60 Acres Depth 575 ft. Frontage on Public Road or R.O.W. 1200 ft.

TYPE OF APPLICATION:

- () Appeal from a decision of the Administrative Officer
(x) Application for a Conditional Use Permit
() Application for a Variance from the Town's Zoning Regulations
() Approval of lot(s) accessed via Right-of-Way of record
() Site Plan approval for Subdivision
() Request for interpretation of Zoning Regulation or Map
State reason for Application: Compliance with zoning board regulations.

ADDITIONAL INFORMATION REQUIRED WITH APPLICATION: A plot plan must be submitted with this application to show; property boundary lines with dimensions, easement and right-of-way lines, all existing and proposed structures and alterations, proposed subdivision of land, scale and true north, location of sewage and water supplies, and other relevant information.

I hereby certify that the information in this application, (including attachments), is true and correct.

Signed: [Signature] Date: 5/12/2022
Applicant (s) or Authorized Agent

Submit to Town Clerk with required fee: \$ 100 (Checks payable to Town of Montgomery).

FOR USE BY DEVELOPMENT REVIEW BOARD

DRB Application No. Zoning Permit Application No.: Fee Paid:

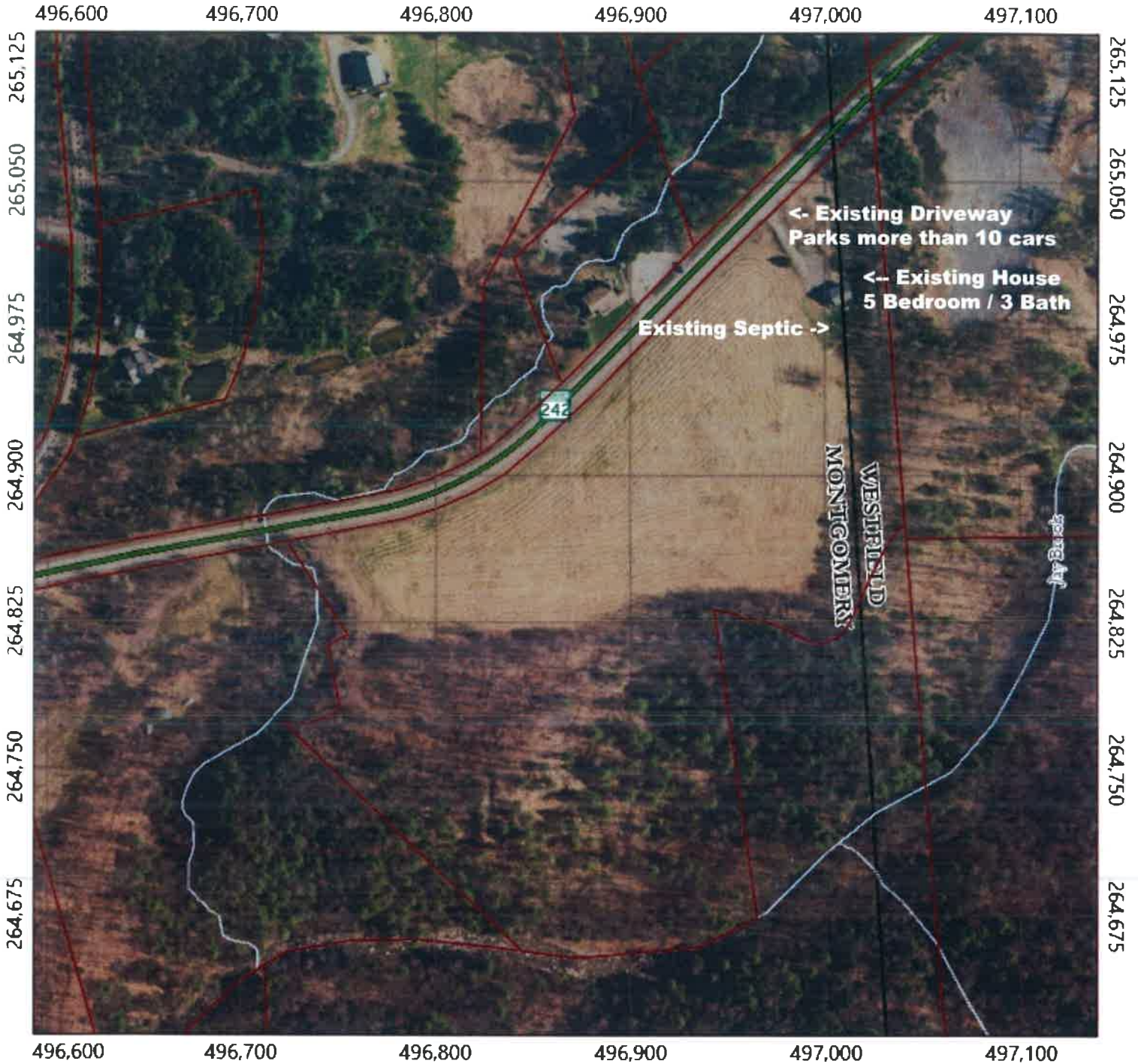
Date Received: Notice of Hearing Date: Date of Hearing:

Decision of Board: Approved () Denied () Date of Decision:

Conditions:

Secretary, Development Review Board

Original to DRB and copies for applicant, listers, town clerk



LEGEND

- Parcels (standardized)
- Roads
 - Interstate
 - US Highway; 1
 - State Highway
 - Town Highway (Class 1)
 - Town Highway (Class 2,3)
 - Town Highway (Class 4)

NOTES

Map created using ANR GIS mapping technology.

1: 3,104

June 1, 2022



158.0 0 79.00 158.0 Meters