**BRANDON DEVELOPMENT REVIEW BOARD HEARING**
**DECEMBER 6, 2018**
**VARIANCE #5987**
**APPLICANT and LANDOWNER: SHELBY BLACKMER**

**Board members present:** Sam Stone, John Peterson, Amber Lovely-Lee, Tom Bohler

Others present: Shelby Blackmer, Jackson Lalumiere, Wayne Blackmer, Justin Severance, Megan Bradley, Alex Ford, Chris Walsh, Andrew Quenneville, Beth Quenneville, Jeff Biasuzzi and Hillary Knapp, Secretary

The hearing was opened at 7:00pm

The warning was read and found to be in order.

Shelby Blackmer, Jackson Lalumiere, Wayne Blackmer and Jeff Biasuzzi were sworn in.

No one requested Interested Party

**Shelby:** We are looking to add on to the kitchen to make it more even with the rest of the house and looking to add a mudroom to where the ramp was on the house.

**Jeff:** Exhibit A was submitted into testimony with description of the property and where the additions were going to be made.
      This is a narrow lot that was constructed before zoning was ever thought of. Today the side set back would be 20 feet from the side boundaries. Neither of the two projects exceed the limit to the size of the project. The request to the DRB can either be waive or given a variance permit for the project.
      The property owner to the east has given a letter stating they agree to the building of the kitchen extension.
      The mudroom is 10 x 10 and will fit into a nook that is already on the property. There is no new use to this request as there are no new bedrooms being added to the property.

**John:**
Jeff, Is there any advantage over a waiver or a variance? Is there a difference between the two?

**Jeff:** There is no difference in the end. For procedure, you would need to look at the two sections in the BLUO to see which one would be the best option for the request. May be clearer to use a waiver and is applicable to the permit that is being requested.

**Wayne**: They were granted a permit last June, the plans have been changed from the original permit request.

Being no further testimony the hearing closed at 7:09pm.

Respectfully submitted,


Hillary Knapp