

Town of Burke
212 School Street
West Burke VT 05871
Development Review Board Minutes
Community Building
May 13, 2026 6:00 P.M.

Members present: Buddy Machell, Chair, Scott Chappell, Nikki Peters, Eleanor Kenworthy, Jennifer Barone, Zoning Administrator, Michael Harris, DRB Clerk, Linda Hackett-Corey.

Visitors: On Zoom, Jack Dator, Bear Path Investments, Jesse Remick from Black River Design. In person Reice Branon- Mumley Engineering Inc.

Buddy opened meeting at 6:00 P.M.

Oath was read, Buddy asked for any Disclosure of Conflicts and Ex-Parte communications. There were none.

Warning was read.

All meetings are recorded.

Permit #2026-17-Bear Path Investment Group LLC, Fall Rive MA., submitted a permit to build- One of the Single Family Homes. This is the first of the four homes. This project was approved by the town and state in 2008 for Condo Units and 4 Single Family Homes. Letters to the abutters have been written. Lister card of the property was presented. There were no interested parties present. The board has no other questions. Buddy asked for a motion to close the hearing, Jen motioned, Scott seconded. All in favor. Hearing closed. Applicant will be notified by certified mail of the board decisions within 45 Days.

Permit #2026-15-Garret Quimby from Burke Mountain Academy requesting to build a dorm addition. This addition is 52.5 x 20- 2 stories at 242 Alpine Lane. Parking isn't an issue, not many students drive. Lister card of the property was presented. There were no interested parties present. The board has no other questions. Buddy asked for a motion to close the hearing, Jen motioned, Scott seconded. All in favor. Hearing closed.

Applicant will be notified by certified mail of the board decisions within 45 Days.

Permit 2026-20-Brian Baer of Worcester MA owner of 1428 Mountain Road, East Burke requesting a permit to create a 8 Multi-Unit Residential development with one additional ADU unit. The units will be served by municipal water and sewer from the mountain. This is a 4.03 Acres in the Resort District. Reice Branon- from Mumley Engineering Inc. Morrisville VT presented the board with a site plan of the 4 multi-unit project with Accessory dwelling.

There are 24 parking spaces with additional over flow parking in the rear of the buildings. The cul -de- sac will be for emergency vehicles turnaround. There will be a pedestrian path that is ADA accessible. There will be a dumpster for the units to use. Lighting will comply with the Burke Zoning Bylaws.

All the necessary state permits are being worked on at this time. State Wetlands, State Storm water, State water and sewer. They are working with Lyndonville Electric for the power. Horizons is surveying for the boundary lines.

Letters to the abutters have been written, Lister card of the property was presented to the board with the narrative of the project.

No Interested parties were here. The board has no other questions.

Buddy asked for a motion to close, Eleanor motioned/ Nikki seconded. All in favor. Hearing closed. Applicant will be notified by certified mail of the board decisions within 45 Days.

Minutes

Minutes for February 11 2026, March 11, 2026 and April 8, 2026 were reviewed minutes can't be approved. We need the correct members available to approve them. This will be on the June 10, 2026 agenda.

Buddy asked for a motion to accept, Scott motioned Ed/ Scott seconded. Minute's approved. For March 11, 2026.

Zoning Administrator – Mike Harris gave the board a hand-out of the Natural Resource Inventory Summary prepared by Elise Lawson for the Planning and Conservation Commissions.

The Town Garage is coming along. Soon the waste water system will begin along with the salt shed project.

David Pavlik will be coming to the board in June. He wants to build a garage on his property and can't meet the setback requirements. Mike will deny this permit and Mr. Pavlik can appeal his decision to the board.

No other business, Buddy asked for a motion to adjourn Eleanor / Scott seconded. All in favor, meeting adjourned.

Respectfully submitted, Linda Hackett-Corey -----DRB Clerk

DRAFT