

**BRANDON DEVELOPMENT REVIEW BOARD HEARING
FEBRUARY 26, 2020
CONDITIONAL USE #6060**

APPLICANT/LANDOWNER: MICHAEL & THERESA DRISCOLL

BOARD MEMBERS PRESENT: Bob Clark, Amber Lovely-Lee, John Peterson, Tom Bohler

OTHERS IN ATTENDANCE: Donna Swington, Michael Driscoll, Teresa Driscoll, Jeff Biasuzzi, Hillary Knapp, Secretary

The hearing was opened at 7:23pm.

The warning was read and found to be in order.

Donna Swington, Michael Driscoll, Teresa Driscoll and Jeff Biasuzzi were sworn in.

The following people requested interested party status: Donna Swington (26 & 28 Church Street). Interested party status was granted.

Teresa Driscoll: We would like to keep our ducks and chickens at our property on Church Street.

Amber: How many ducks and chickens do you currently have?

Teresa: We currently have 18 ducks and 18 chickens.

Bob: You already have the ducks and chickens on the property?

Teresa: We have had them for two years. This is the first time we realized we had to have a permit to have the fowl on our property.

Amber: How large is the property?

Michael Driscoll; The lot size is .27 of an acre.

Bob: What else to do you have on the property to raise your chickens?

Michael: We have kids wading pools, they are move around on the property.

Bob: What do you do about the manure?

Teresa: We take the bedding to Caesellas and take it to the burn pile. We have a friend and they let us put it on their manure pile. In order to keep the odor down with Lime and this takes care of the smell.

Amber: Are they confined to an enclosure?

Teresa: The entire backyard is fenced in.

Jeff: The property is in a Neighborhood Residential District and this is a condition of use. Section 69

“Farm Animals” of the BLUO and would have the board consider this in their decision. This would not be considered a farm by the State of Vermont Standards. The chickens and ducks are considered pets and the eggs are given away. There is no money made from the fowl being on the property. They would need to have 100 Hens and 26 ducks in order to be considered to be a farm.

Bob: So there would be no state over site. When I looked at my rules from 2017, there used to be a 1 acre minimum under Section 619, this must have been changed in the 2018 revision.

Donna: I have no problem with the ducks and chickens on the property, I just want to make sure they do not become free range. A few years ago there were free range chicken that made a mess on my properties. I also wanted to make sure all the grains and feed are contained so there are no rodent issues as well.

Teresa: We will be putting netting up so they are unable to get up over the smaller part of the fence in the front of the house. Netting will be up at least 8 feet so they are unable to get out of the enclosure and prevent any predators being able to come into the yard.

Bob: The chickens and ducks being free range would be a violation of the BLUO Section 619.

Jeff: The feed outside will attract other wildlife, the feed needs to be in an enclosed area and away predators.

Amber: Does the noise/smell of the fowl seem to be OK?

Donna: I do not have an issue with the Driscoll’s chickens/ducks I just want to make sure they will not be free ranged and the feed will be contained.

Tom: Has any one complained about the noise with the birds?

Teresa: We have not had any noise complaints.

No further testimony, the hearing was closed at 7:38pm.

Respectfully Submitted,

Hillary Knapp
Development Review Board, Clerk