



**TOWN OF MORRISTOWN DEVELOPMENT REVIEW BOARD  
WARNED PUBLIC HEARING  
COMMUNITY MEETING ROOM OF THE OLD TEGU THEATER  
43 Portland Street in Morrystown, VT 05661  
6:00 PM Wednesday, June 25, 2025**

[Join Zoom Meeting](#) or by phone join via conference call (audio only): 1 (646) 558-8656 | Meeting ID: [810 342 4528](#) | Passcode 05661

The meeting will be live streamed on the Town of Morrystown's website:  
<https://www.morrystownvt.gov/community/page/meetings-agendas-minutes>

**I. CALL MEETING TO ORDER**

**II. APPROVE PRIOR MEETING MINUTES**

1. Approve Minutes from 6-11-25 Meeting.

**III. PUBLIC COMMENTS**

**IV. HEARING OF APPEALS AND DEVELOPMENT APPLICATIONS**

1. Continuation of application #2025-007. The Applicant, Daniel Dougher, is requesting major subdivision review for a 3 lot subdivision with no additional proposed development per Section 510 of the Morrystown Zoning and Subdivision Bylaws. The property is located at 40 Rooney Rd (Parcel Id 06-042) and is located in the Rural Residential Agricultural Zone.
2. #2025-044 Zoning Permit Appeal submitted by Hannah Farda to appeal the issuance of Permit 2025-36 which allowed the property owner Tyler Mumley to construct a duplex on his property located at 336 Cote Hill Road (Parcel ID 07-135-01). The Appellant owns an abutting property located at 248 Cote Hill Road (Parcel ID 07-136-3). The property located at 336 cote hill road is in the Rural Residential Agriculture zoning district.
3. #2025-45 Conditional Use Review submitted by Vermont Land Use Planning on behalf of Susan and Fred Reyher to convert part of an old garage into an accessory apartment (ADU) along with a 1,034 SQFT expansion to the principle dwelling to build a modern garage. Part of the proposed expansion would be located in the 45-foot front yard setback for the zoning district. The property is located at 2 Cote Hill RD (Parcel Id 07-139) and is located in the Rural Residential Agriculture zoning district.

**V. ACTION ITEMS TO BE CONSIDERED**

**VI. OTHER BUSINESS**

**VII. ADJOURN**