



**TOWN OF MORRISTOWN DEVELOPMENT REVIEW BOARD  
WARNED PUBLIC HEARING  
COMMUNITY MEETING ROOM OF THE OLD TEGU THEATER  
43 Portland Street in Morrisville, VT 05661  
6:00 PM Wednesday, January 14, 2026**

[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. PROPOSED CHANGES TO THE AGENDA**

**III. APPROVE PRIOR MEETING MINUTES**

1. Approve minutes from 12/10/25.

**IV. PUBLIC COMMENTS**

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

1. **#2026-01-** Major Subdivision Review submitted by Tyler Mumley, applying on behalf of Virginia Mainus, for a proposed 5 lot Planned Unit Development (PUD). The project includes a total of ±8.73 acres (existing parcels 16031-1-1, 16031-1-2, and 16031-1-3). The properties in question are located at 0 Lawrence Farm Road and are located in the Rural Residential / Agriculture Zoning District (RRA). The project will be reviewed under the 2023 Morrystown Zoning and Subdivision Bylaws. As a proposed Conservation Subdivision PUD, there will be a proposed open space lot, lot 5, consisting of 4.39 acres, which is more than 50% of the available land. The remaining land, 4.34 acres, will be subdivided among 4 new lots.

**VI. ACTION ITEMS TO BE CONSIDERED**

**VII. OTHER BUSINESS**

**VIII. ADJOURN**