

August 6, 2020

Town of Greensboro
Attn: Development Review Board
P.O. Box 119
Greensboro, VT 05841

Re: Boester-Wright Conditional Use Request to Rebuild 151 Birch Lane Shed

Dear DRB Members,

We refer to the Conditional Use Request submitted by Marian Wright and Greg Boester (the "Applicants") to tear down and rebuild the storage shed on the north side of their property at 151 Birch Lane (the "Shed").

Please be advised that our property, located at 146 Birch Lane, surrounds the Applicants' property at 151 Birch Lane, and the Applicants' Shed is situated close to our property line. At its closest point, the Shed is 9.5' from our property line and a substantial portion of the western end of the Shed is non-conforming as it is within 20 feet of our property line. Consequently, the western end of the Shed is in close proximity to our home's exterior porch where we spend much of our time on warm days and evenings.

In their application, the Applicants proposed to add a door to the Shed's west end and to add a window to the north side of the Shed's west end. Both of these would be located less than 20' from our property line (i.e., within the setback mandated by the Town's zoning bylaw). Because of the close proximity of our porch to the Applicants' Shed, we advised the Applicants that we are concerned that their adding that door and window could possibly result in our hearing more noise from the Shed and the area around it. Per our foregoing concern, the Applicants have graciously volunteered to modify their rebuilding plan for the Shed by simply eliminating from that plan both the proposed new west door and new north window.

With the foregoing modification, please be advised that we have no objection to Marian Wright's and Greg Boester's application to rebuild the Shed.

Very truly yours,



Day L. Patterson



Janet L. Showers