

# PUBLIC NOTICE

## Town of Woodford, VT

Respecting the rights of our neighbors and ensuring that our property values are maintained is an important aspect of community living. Bylaws set standards for the community and are an important tool to ensure we set boundaries in acceptable behavior and values.

The Town of Woodford will begin the process for bringing property development and use into current Bylaw compliance per the current 2015 Zoning Bylaws which include separate Flood Hazard Area Regulations Supplemental to Woodford Bylaws, as required and approved by the Select Board and Ratified by the voters in 2015. The Bylaws are on the Town web site [www.woodfordvt.org](http://www.woodfordvt.org). A hard copy can be purchased from the Town Clerk 802-442-4895.

### **"SECTION 12 – ADMINISTRATION AND ENFORCEMENT"**

"The ZA shall literally enforce the provisions of these regulations, inspect land developments, maintain records of actions, and perform all other necessary and required tasks to carry out the provisions of these regulations, and the duties of the office. A complete and accurate record of all applications, decisions, and violations acted upon shall be filed with the Town Clerk and Board of Listers as provided in 24 V.S.A. Section 4449."

**ENFORCEMENT IS SOUGHT THROUGH VOLUNTARY COMPLIANCE FIRST.** Where voluntary compliance fails, individuals **whose property is in Bylaw violation** will be instructed to cease the activity and given the opportunity to achieve compliance before further action is taken. Where this opportunity fails, the ZA will request approval from the Select Board to commence Enforcement Proceedings to the limits noted in the Woodford bylaws. The type of enforcement action and the issuance of a violation charge are up to the ZA's discretion and will depend on the severity of the infraction and circumstances.

Except for issues affecting public health and safety, bylaw investigation is generally undertaken in response to written complaints of a violation by any person or where obvious violation is noted by the ZA. Identities of complainants are protected under the Freedom of Information and Protection Act. The Woodford ZA will not respond to anonymous complaints.

Please be advised where Bylaws are in effect, an officer may enter upon the property at any reasonable time, without a warrant for the purpose of inspection of the property to determine whether the property conforms to the standards prescribed in the Bylaws.

Please note that any changed use of property and buildings constructed over 36 square feet require permit approval. Although buildings less than 36 square feet do not require a permit, they must meet set back requirements or an application for a setback waiver must be applied for and approved. When in doubt, find out! Contact James Kinney, the Woodford Zoning Administrator 688-4583.