

**Town of Addison
Development Review Board
65 VT Route 17W
Addison, VT 05491**

Meeting Minutes for Monday, July 29,2024-----Unapproved Approved on 08/26/24) with 2 minor corrections of changing date for next meeting. and to include the interior School building).

Board Members Attending: Chair--Alden Harwood, Vice-Chair Scott Grant, Keith Craig, and Geoffrey Grant

Secretary: Starr Phillips

Zoning Administrator: Michael Wojciechowski was present. Others present included Elizabeth Armstrong, SB Peter Briggs, Michelle Bishop, Levi Barrett and John Spencer.

Absent Board Member: Ethan Gevry

Reference the sign in sheet for those in attendance: DRB Board members, Zoning Administrator, Secretary and Community members were all present.

The meeting was called to order by the Chair at 6:14 PM with roll call of attendance.

New Business:

The June 24,2024 Meeting Minutes were approved in a motion made by Keith Craig, seconded by Geoffrey Grant to approve as presented. (3) in favor, (1) abstain and (1) absent.

Public Comment time was done at the beginning and close of meeting. Community member Elizabeth Armstrong expressed that she wanted to see public comment time on the agenda at the beginning and end of the meetings. She also remarked that she thought it to be proper to put" DELIBERATIVE SESSION "on the agenda each month also. These were done at this meeting. This was followed at this meeting and will continue at each meeting.

Application (DRB #24-11) from Michelle Bishop requesting an application for a Conditional-Use approval for establishing and operating a Preschool for no more than 20 – 25 children with (1) staff helper to be located at VT RTE 22A and VT RTE 17 West Addison, VT.

The Chair gave the oath to those giving evidence: Michelle Bishop, Peter Briggs and Levi Barrett for the Town.

They had a very informative question and answer discussion on this proposal for a Preschool. There is still a lot to be worked out before any final decision is granted. It was determined that there are issues that need to be addressed.

1. Zoning approval is needed
2. Fire Marshal inspection approval is needed with Civil Engineer inspection
3. Will give documentation when all elements are met
4. Have August & September to work on these
5. Selectboard need to provide terms of renter's lease and playground approval

In a motion made by Geoffrey Grant, seconded by Scott Grant to continue with the application wording. (4) in favor (1) absent. Will it be for a 3 – 5 years contract or a yearly basis?

Application (DRB #24-13) Jack & Billie Jo Forgues requesting a proposal for a 2 – lot subdivision of +/- 10 acres located at 6211 VT RTE 17W---Parcel ID# VW 6211 and is in a Commercial District.

Abutting landowners: Larry & Judy Marcelle, Tanya Chapman, Charles Beach EST. WAGS Holdings, Waitsfield ^ Champlain Valley Telecom, Sandra Sears and Lee R. & Patricia Kayhart.

They were away on vacation so no attendants. The board proposed to accept from the packet the marked map for the subdivision as the sketch plan presentation as made in a motion by Kith Craig, seconded by Geoffrey Grant. Will warn for the August meeting as pending with criteria to be met? (4) in favor and (1) absent.

Application (DRB # 24-14) for the Conditional-Use application for the Town of Addison Community Center located in the

former Addison Central School located at 121 VT RTE 17 West ---Parcel ID# VWO 121. X. The proposed Community Center will encompass the interior School building and surrounding grounds.

Abutting landowners: Kelly Wellings, Danal Bickford, Herbert Glidden 111, Levi & Jennifer Barrett, Addison Community Baptist Church, Gosliga Farm and Town of Addison.

Peter commented that the Community Center wants to offer short term activities, meeting accommodations, and town events. The Selectboard needs to be definitive about the building, soccer field and playground. They need to have a “BUILDING MANAGER” and answers to the Selectboard.

In a motion made by Scott Grant, seconded by Geoffrey Grant to go into DELIBERATIVE SESSION to discuss the application. (4) in favor and (1) absent.

In a motion made by Scott Grant, seconded by Geoffrey Grant to come out of DELIBERATIVE SESSION to discuss and give their decision to deny the application & wait for a simpler definition. The final decision is in the next paragraph.

The Addison Development Board on July 29,2024 voted to approve application (#24-14) with Community Center definition (former Addison Central School) that the Town must appoint a “Building Manager” that would follow the definition as defined in the Town Zoning Regulations for Community Center in Section 4.13 for Public Facility and the “Building Manager” would answer to the Selectboard. (3) in favor, (1) opposed and (1) absent.

Meeting/hearing: Next scheduled meeting is planned for **Monday, August 26,2024 at 6:00 PM at the Addison Community Center for the regular monthly meeting. Please note date & time change.**

Adjournment: A motion was made by Keith Craig, seconded by Geoffrey Grant to adjourn at 8:15 PM. (All in favor)

Alden Harwood, Chair

Starr Phillips, Secretary

Development Review Board

Next meeting scheduled for:

Monday, August 26,2024 at 6:00PM.

(4) new applicants or upcoming applications for the July scheduled meeting.

1. Subdivision---The Forgues Farm—2 lot.
2. Conditional-Use permit for mixed uses for the Town---Peter Brig
3. Conditional-Use for the establishment and operating a Preschool for 20 children.---pending with criteria to be met
4. Subdivision---2 – lot Andre & Christine Dubois.