

**TOWN DEVELOPMENT REVIEW BOARD
MEETING MINUTES
February 22, 2022**

Members Present: None
Members Virtual: Malcolm Teale, Chair; Elisa Clancy; Tom Wawrzeniak, Mary Walz
Members Absent: Craig Fowler
Guests Virtual: Casey Nichols; Matt Reed
Guests Present: Ron Rodjenski, Town Zoning Administrator; GMATV did not videotape this meeting.

Mac called the meeting to order at 6:01 p.m.

1. **Welcome & Public Comment** – No public comment received and no changes to the agenda.

2. **Public Hearing – Casey Nichols/Smores Campground** – Mac opened the hearing on application #2022-01 and read the public notice. Matt Reed, consultant for Casey Nichols reviewed the application materials noting that Casella has a wastewater easement on Smore’s Campground, but not the proposed single-family house lot. A waiver of preliminary hearing was requested by the applicant and the existing drive at 1781 VT100 is proposed as the main shared access for the existing campground and proposed single-family home on 6 acres. The DRB had no additional questions. Motion by Mary to close the public hearing and move into deliberations. Seconded by Tom. Voting: 4 in favor, 0 against, motion passed.

3. **Morrisville Sand and Gravel** – Deliberative Session – Motion by Elisa to move into closed deliberative session to discuss the draft decision. Seconded by Mary, so voted. The Board briefly discussed voting on the draft decision in open session, and all agreed. Motion by Elisa to approve the Conditional Use Review Application #2021-64 and authorize the Chair to sign the decision dated 02/22/2022. Seconded by Mary. No Discussion. Voting: 4 in favor, 0 against, (Craig absent), motion passed.

4. **Adjourn:** Motion by Elisa to adjourn, seconded by Mary, meeting adjourned at 7:30 p.m.

Submitted by Ron Rodjenski