



Town of Panton Chartered 1761

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Development Review Board / Planning Commission Minutes April 8, 2021

Members present: Annie Hopper, Brad Dewey, Mary Rudd, Kirsten DeLaCruz, Bethany Brady-Farrell & David Raphael, Chair

Others present: Charles Cushman, Steve Weber, Tom Lupien, Greg Baringer & Teresa

Development Review Board

David Raphael called the meeting to order at 7:03pm

Approval of the March minutes was tabled until next month by the Chair as the board did not receive them in time for review.

David Raphael opened the Hearing for Charles Cushman's request to operate a home business. Charles Cushman and Greg Baringer were sworn in. Charles Cushman told the board about his business and explained that he does not have any employees, nor does he plan to have any. He also has no plans to expand enough for employees. David Raphael said there should be no outdoor storage of vehicles. Charles Cushman said he does not store any vehicles outdoors and is planning on building a privacy fence. Greg Baringer said as a neighbor of the Cushman's his only concern was with any expansion of the business. David Raphael said this type of home business would fall under Home Occupation II of the Panton zoning regulations and if there were any changes Charles Cushman would have to come back before the board. Kirsten DeLaCruz moved to approve the Home Occupation II with the provisions noted. Annie Hopper second and the vote was unanimous in favor.

Mary Rudd moved to close the hearing at 7:12pm. Brad Dewey second and the vote was unanimous in favor.

The Zoning Administrator was not in attendance and therefore there was no report.

In other business Steve Weber was in attendance to discuss the possibility of a permit for a new garage. He noted his property was never actually subdivided so he has a total of 38

acres and feels there should be room where he wants to build. Mary Rudd asked if his rental unit was properly permitted as an accessory unit. Mary Rudd said it must be in compliance to issue a permit for the garage. Steve Weber will check with the listers to get things in motion.

Brad Dewey moved to adjourn the Development Review Board meeting and convene Planning Commission at 7:33pm. Kirsten DeLaCruz second and the vote was unanimous in favor.

Planning Commission

The March minutes were tabled for review until the May meeting.

David Raphael commented that Officers needed to be elected. He and Mary Rudd would be happy to keep their positions as Chair and Vice-Chair so all they need is a secretary. Kirsten DeLaCruz nominated Bethany Brady. Mary Rudd second the nomination.

Annie Hopper moved to accept the nominations. Brad Dewey second and the vote was unanimous in favor. Brad Dewey then moved to elect David Raphael as Chair, Mary Rudd as Vice-Chair, & Bethany Brady as Secretary. Annie Hopper second and the Officers were unanimously elected.

David Raphael introduced Paster Tom Lupien of the Panton Community Baptist Church. The paster explained that he read the Town plan and liked the vision for Panton Corners. Their congregation has been working on sprucing up the church and would like to see the entire surrounding area done as well. David Raphael noted there was some years ago a group of town's people attempted to buy the store, but it was not financially feasible. Bethany Brady said that she was aware of some people in town who are looking into buying the store now that the price has been reduced. Kirsten DeLaCruz asked about reinstating annual town wide BBQs and Pastor Lupien supported the idea. Tom Lupien noted he and his congregation would be willing to help with Green up Day and help with cleaning up the property in front of the church.

David Raphael gave an update on the Vergennes Economic Corridor, South Road Trail tree progress and Arnold Bay Beach grant.

Mary Rudd moved to adjourn at 8:07pm. Bethany Brady second and the meeting was unanimously adjourned.

Respectfully submitted,

Linda Devino
Assistant Town Clerk