

A VIDEO RECORDING OF THE MEETING IN ITS ENTIRETY IS AVAILABLE THROUGH VERMONTCAM.ORG. THE WRITTEN MINUTES ARE A SYNOPSIS OF DISCUSSION AT THE MEETING. MOTIONS ARE AS STATED BY THE MOTION MAKER. MINUTES SUBJECT TO CORRECTION BY THE SHELBURNE DEVELOPMENT REVIEW BOARD. CHANGES, IF ANY, WILL BE RECORDED IN THE MINUTES OF THE NEXT MEETING OF THE BOARD.

**TOWN OF SHELBURNE  
DEVELOPMENT REVIEW BOARD  
MINUTES OF MEETING  
June 15, 2022**

**MEMBERS PRESENT:** Anne Bentley (Vice Chair); John Day, Mike Major, Bob Glover. (Mark Sammut, Allyson Myers, David Hillman, Zeke Plante were absent.)  
**STAFF PRESENT:** Aaron DeNamur, DRB Coordinator & Assistant Zoning Administrator; Adele Gravitz, Planning Director.  
**OTHERS PRESENT:** Gail Albert, Tracey Beaudin, Joyce George, Media Factory.

**AGENDA:**

1. Call to Order and Agenda
2. Approval of Minutes (6/1/22)
3. Public Comment
4. Disclosures/Potential Conflicts of Interest
5. Applications
  - Final Plan\Boundary Line Adjustment\FBZ Application, Subdivision & Multi-Family Facility, 16 Units, 4309 & 4385 Shelburne Road, Shenk Enterprises, LLC (SUB21-01\BLA21-03\FBZ21-01)
6. Other Business
7. Adjournment

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**1. CALL TO ORDER and AGENDA**

In the absence of Chair, Mark Sammut, Vice Chair, Anne Bentley, called the meeting to order at 7 PM.

**2. MINUTES**

*June 1, 2022*

**MOTION by Mike Major, SECOND by John Day, to approve the 6/1/22 minutes as presented. VOTING: unanimous (4-0); motion carried.**

**3. PUBLIC COMMENTS**

Adele Gravitz invited the DRB to attend the 6/23/22 Planning Commission meeting to hear the presentation from the consultant on form based code.

**4. DISCLOSURES/POTENTIAL CONFLICTS OF INTEREST**

Those participating in the meeting were asked if anyone had any concerns about the participation of any DRB member in any matter on the agenda. No concerns were raised.

**5. APPLICATIONS**

The function of the Development Review Board as a quasi-judicial board and the hearing procedure were explained. Individuals to give testimony before the DRB were sworn in.

**SUB21-01\BLA21-03\FBZ21-01: Final Plan\Boundary Line Adjustment\Site Plan for a two lot subdivision including a.23 acre boundary line adjustment and a 16-unit multi-family community care facility reviewed under Form Based Zoning at 4309 & 4385 Shelburne Road in the Mixed Use District, Residential District, Stormwater Overlay District, and Shelburne Road Form Based Overlay District by Shenk Enterprises, LLC**

Aaron DeNamur reported the applicant indicated they can be ready for the July 20, 2022 meeting.

**MOTION by John Day, SECOND by Bob Glover, to continue the hearing for the Shenk Enterprises, LLC application for 4309 & 4385 Shelburne Road until 7/20/22 with the understanding information from the applicant must be received 14 days prior to the meeting. VOTING: unanimous (4-0); motion carried.**

**6. OTHER BUSINESS/CORRESPONDENCE**

*Hybrid Meetings*

Aaron DeNamur suggested the DRB consider hybrid meetings going forward.

**7. ADJOURNMENT**

**MOTION by John Day, SECOND by Mike Major, to adjourn the meeting. VOTING: unanimous (4-0); motion carried.**

The meeting was adjourned at 7:11 PM.

*RScty by tape: MERiordan*