

**Town of Castleton**  
**Castleton Development Review Board**  
**Draft 2 Meeting Minutes**  
**Tuesday, June 15, 2021 - 7:00 PM**  
**Castleton Fire Station and Zoom**

Chairman, Bruce Longtin called the meeting to order. Dan Forcier made a motion to adopt the agenda as printed. Don Wood seconded the motion. Motion carried.

Those in attendance included Development Review Board members: Don Wood, Patrick Keller, Sean Steves and Dan Forcier.

Others in attendance included: Jacob Paturti, Pasquale Paturti applicants; Jonas Rosenthal Zoning Administrator; Joan Brown, Barbara Moore, Charlie Brown and others not identified.

Past meeting minutes were tabled.

Purpose of the hearing: To hear application for Permit # 8165 for a Conditional Use Permit application for a recreational public gathering venue for entertainment. Property location 646. Rice Willis Road.

Chairman Bruce Longtin swore in those that wished to speak and offer testimony.

The applicant provided a map of the parcel depicting the lot existing structures, a recently constructed stage with pictures, an area showing parking and a written narrative for a proposed venue for public gathering with the farm house and home included.

The Zoning Administrator provided a copy of the old permit approved on June 18, 2004 in addition to the documents submitted by the applicant depicting the site plan.

The applicant stated that the purpose of the application / project was to create a safe place for entertainment such as theatrical plays, music, music and wedding gatherings. The first event this year was May 26<sup>th</sup>. The second event was a wedding in June.

Rosenthal commented that he was responding for the Town as a result of the Town receiving calls about noise and if permits had been filed with the town in recent months.

Several participants spoke in favor of the project. Others spoke about concerns of noise, traffic safety issues, start and ending times.

Discussion followed about whether the 2004 permit was still valid or not. Rosenthal commented that the Development Review Board needed to make a determination whether the earlier permit was still valid or had the permit expired. Or whether the 2021 permit application would be required and considered this as a new project. Other topics mentioned about whether the project might want to consider: Act 250 regulations, parking concerns and whether to have a public safety meeting was necessary and the local Town of Castleton Noise Ordinance.

Dan Forcier made a motion to enter into Deliberative session at 7:44 PM. Don Wood seconded the motion. Motion carried.

Dan Forcier made a motion to recess the hearing until the 2004 (record) permit could be located and reviewed by the DRB. Don Wood seconded the motion. Motion carried.

s/Jonas Rosenthal  
Zoning Administrator