



Town of Hinesburg  
Planning & Zoning Department  
10632 Route 116, Hinesburg, VT 05461  
802-482-4211 - [www.hinesburg.org](http://www.hinesburg.org)

## Hinesburg Development Review Board Meeting Agenda

7:00 PM – 9:00 PM Tuesday, July 19, 2022

MEETING WILL BE HELD IN-PERSON IN TOWN HALL & REMOTELY

**6:00PM Site Visit for PR&R Development LLC (Ryan & Renee Mobbs) Subdivision**

**To participate in the meeting via Zoom:**

<https://us02web.zoom.us/j/82269996883?pwd=SzFTUWwxY25nYXRlM1dvK0Nha2tidz09>

Meeting ID: 822 6999 6883 Password: 123456

Dial in: +1 929 436 2866 (long distance number – charges may accrue depending on your calling plan.)

Email Mitchel Cypes ([mcypes@hinesburg.org](mailto:mcypes@hinesburg.org)) if you have difficulty connecting at meeting time.

Watch live: <https://www.mediafactory.org/hinesburg> or on Comcast Channel 17 or 1084.

1. Agenda changes
2. Review minutes of the June 21, 2022 meeting
3. **PR&R Development LLC (Ryan & Renee Mobbs) – 09-01-69.100** – Sketch plan application for a 8-lot subdivision of a 61-acre property located on Observatory Road and North Road in the Rural Residential 1 Zoning District. *Continued from 6/7/21. Site visit at 6 PM: meet near observatory on Observatory Road.*
4. **Robert Farrell & Zoe Livingston – 06-01-41.110** - Subdivision Revision to move the building envelope on a 38.7-acre property located at 1773 Texas Hill Road in the RR2 zoning district. Continued from 6/7/22.
5. **Black Rock Construction/Haystack Crossing, LLC – 16-20-56.500** - Final Plat for mixed use (residential, commercial, light industrial) development on a ±76-acre property located on the west side of Route 116 north of Kinney Drug and Patrick Brook in the Village Northwest and Agricultural Zoning Districts. The Applicant will reintroduce the project and describe how it has been updated since Preliminary Plat review.
6. **Decision Deliberation**
  - **Vermont Well & Pump – 12-01-12.000** - Conditional Use review for a roof with a higher than 35-foot elevation. Closed on June 21, 2022
  - **Kelley's Field Limited Partnership c/o Cathedral Square Corporation – 20-50-20.000** – Final plat application to expand their existing 24-unit senior affordable multifamily housing development with 24 new additional units.
  - **Kelley's Field Limited Partnership c/o Cathedral Square Corporation – 20-50-20.000** – Conditional use application for a 24-unit senior affordable multifamily residence.
  - **Kelley's Field Limited Partnership c/o Cathedral Square Corporation – 20-50-20.000** – Conditional use application for development in a village stream setback.
  - **Matti Vesterstein - 11-01-06.200** – Site plan application for commercial agricultural operations for cannabis cultivation.
7. **News/Announcements/Correspondence**

Digital materials for Development Review Board meetings are available online on the Town website at:

<http://www.hinesburg.org/development-review-board/agenda/drbb-meeting-agenda-26>

and on Dropbox at the following link:

<https://www.dropbox.com/sh/2bfgk9zucjqupyz/AACXPA4KplbFqoOwvoBxPtosa?dl=0>

**Post Meeting Information:** - Draft meeting minutes will be available from the P&Z office within five days of the meeting; they are also posted on the P&Z page of the town website. Video recordings of recent DRB meetings may be viewed at

<https://www.mediafactory.org/hinesburg>.

**A Note About Participation:** Under Chapter 117 Title 24 of the Vermont State Statutes, **participation in these proceedings is a prerequisite to the right to make any subsequent appeal.** In other words, you will lose the right to appeal the final decision unless you participate in the process by offering, through oral or written testimony, evidence or a statement of concern related to the application being reviewed. Oral testimony must be given at the public hearing. Written testimony must be submitted prior to the close of the public hearing.