

Dummerston Review Board  
Provisional minutes  
March 21, 2023

The hearing was preceded by site visits on Tuesday, March 21, 2023.

- A. Application #3707, O'Donnell Family Co/The Bunker Farm, 857 Bunker Road - in attendance: Noah Haskins (applicant), Roger Jasaitis, Alan McBean, Cami Elliott, Peter Doubleday, Chad Farnum, Simon Renault, Judy Carpenter.
- B. Application #3708, Landmark Trust USA/The Scott Farm, 707 Kipling Rd -Simon Renault (applicant), Roger Jasaitis, Alan McBean, Cami Elliott, Peter Doubleday, Chad Farnum.

Attending hearing: Noah Haskins, Simon Renault (applicants), Roger Jasaitis, Cami Elliott, Peter Doubleday, Chad Farnum, Simon Renault, Judy Carpenter.

Meeting begins at 6:00

February minutes are reviewed and approved with spelling corrections.

Elections: Chair: Alan McBean accepts nomination by Chad and is voted in

Vice Chair: Chad Farnum accepts nomination by Peter and is voted in.

Public Hearing begins at 6:08

Review of Application #3707 O'Donnell Family Co/The Bunker Farm, for Site Plan Review pursuant to Accessory On Farm Business, under Section 665 of Dummerston Review Law and Act 143, at Parcel #141.1, 857 Bunker Road, Dummerston, Vermont, a Rural District.

Noah Haskins begins by giving some background on the Accessory On Farm Business (AOFB). He is asking if a permit is needed or does the Bunker Farm qualify for an AOFB. Noah explained that the farm is interested in hosting 1-4 events during the summer for community and relationship building. The outreach events enable new people to come to the farm to see what is happening and potentially become new customers. This is a key way for Bunker Farm to create relationships and draw in new customers. The events get people to engage in community in an agricultural setting. All events would be in the summer, family oriented, 100-150 people, 75 cars. There would be parking by the sugar house and in the fields. No additional lighting. Noah answered yes to all four questions of Farm Responsibilities under the AOFB.

Chad asked if a food truck arrives that does not serve food made at the farm, is that ok.

Roger said that the state is unclear about this.

Noah is looking for clarity about guidelines for the AOFB.

Review of Application #3708 Landmark Trust USA/The Scott Farm, for Site Plan Review pursuant to Accessory On Farm Business, under Section 665 of Dummerston Review Law and Act 143, at Parcel #702, 707 Kipling Road Road, Dummerston, Vermont, a Productive Lands District.

Simon states that the retail market operates from August to Thanksgiving. Scott Farm wants to extend the existing porch: 10x28, slate roof with a cooler and storage. The addition will be farm use only, not open to the public. No exterior lighting will be added. Simon wants to be sure the farm store and the addition fall under AOFB. Simon answered yes to all four of the questions about farm responsibilities under the AOFB.

End 6:50

Respectfully submitted,

Cami Elliott 3.23.2023