

**Minutes**  
**Walkersville Planning Commission Meeting**  
**August 23, 2022**

Commission Chairman David Ennis called the meeting to order at 7:00 p.m. with members Mike Kuster, Dick Brady, Ray Santullo, Nathan Shatto and Gary Baker present. Also present were Town Planner Susan Hauver and Communications Specialist Ashley Bailey. Member Russ Winch was absent. The meeting was also live-streamed on the Town's website.

**1. Minutes**

***Member Brady made a motion, seconded by Member Shatto, to approve the minutes of the July 26, 2022 meeting as corrected. The motion passed on a vote of 6-0.***

***Member Kuster made a motion, seconded by Member Santullo, to approve the minutes of the August 9, 2022 workshop. The motion passed on a vote of 5-0-1 (Shatto abstained).***

**2. Site Plan: Frederick Kitchen and Bathrooms, 47 W. Frederick Street, site plan for sea containers and parking**

Planner Hauver presented the applicant's site plan showing two sea containers and trees to be planted along the property lines. She also presented photographs of the back of the lot showing an existing gravel area and the proposed location of the sea containers.

Mr. Nick Simmons, the applicant, explained that he had no plans to install electricity or plumbing to the proposed units. When and if he can build a pole barn, he would want to install electricity. He also presented a letter signed by a neighbor indicating their support of his application. He has not been able to contact the other neighbor as she is elderly and living in a facility. He plans to discuss his tree planting plan with her to get her input. He hopes to plant the trees as soon as the containers are in. He noted that the container he plans to install will be blue. He does not plan to install the second one immediately; it will depend on his need for storage.

It was noted that the item was tabled at the last meeting. ***On a motion by Member Kuster, seconded by Member Shatto, the item was removed from the table to allow discussion and a decision. The motion passed on a vote of 6-0.***

***Member Kuster made a motion, seconded by Member Baker, the site plan for two sea containers was approved as presented, with the condition that the trees along the property lines be planed by the end of October 2022. The motion passed on a vote of 6-0.***

**4. Public Comments**

There were no public comments.

Chairman Ennis reviewed the upcoming meeting schedule.

There being no other business, the meeting was adjourned.

Respectfully submitted,

Susan J. Hauver