



**Town of Essex
Planning Commission**

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Public Hearing / Regular Meeting Agenda

**Thursday, October 27, 2022 – 6:00 PM
81 Main St., Essex Junction, VT 05452**

This meeting will be in person and online. Available options to watch or join the meeting:

- **ZOOM LINK:** Zoom Meeting ID: 923 7777 6158 | Passcode: 426269 or
<https://us06web.zoom.us/j/92377776158?pwd=VmphaKhKSUtiVU8xOUc0VEExGUVlZz09>
- **CALL:** (audio only, toll free): 1 (888) 788-0099 | Meeting ID: 923 7777 6158 # | Passcode: 426269
- **PUBLIC WIFI:** available at the Essex municipal offices, libraries, and hotspots listed

1. **Public Comments**
2. **Workshop: Update on Planning Topics**
 - a. Work Groups
 - b. Zoning and Subdivision Regulations
 - c. Town Plan
 - d. **VT 15 Corridor Study**
3. **(RESCHEDULED) Site Plan Amendment Public Hearing**
 - a. Peter Edelmann, d/b/a Essex Resort Holdings, LLC is proposing a 9,000 sq. ft. Resort Event Center for property located at 70 Essex Way, in the Mixed-Unit Development Planned Unit Development (MXD-PUD) Retail Business (B1) Subzone. Tax Map 93, Parcel 1.
4. **Minutes**
 - a. October 13, 2022
5. **Other Business**

This agenda is available in alternative formats upon request. Meetings of the Planning Commission, like all programs and activities of the Town of Essex, are accessible to people with disabilities. For information on accessibility or this agenda, call the Town Manager's office at 878-1341.