



TOWN OF MORRISTOWN DEVELOPMENT REVIEW BOARD
WARNED PUBLIC HEARING
COMMUNITY MEETING ROOM OF THE OLD TEGU THEATER
43 Portland Street in Morrisville, VT 05661
6:00 PM Wednesday, July 22, 2026

[Join Zoom Meeting](#) or by phone join via conference call (audio only): 1 (646) 558-8656 | Meeting ID: [810 342 4528](#) | Passcode 05661

The meeting will be live streamed on the Town of Morrystown's website:

<https://www.morrystownvt.gov/community/page/meetings-agendas-minutes>

I. CALL MEETING TO ORDER

II. PROPOSED CHANGES TO THE AGENDA

III. APPROVE PRIOR MEETING MINUTES

1. Approve the minutes of 7/8/26.

IV. PUBLIC COMMENTS

V. HEARING OF APPEALS AND DEVELOPMENT APPLICATIONS

1. Continuation of application 2026-58- Site Plan Review application, submitted by Mumley Engineering on behalf of 5 Park Street LLC, to approve the site plan for a 14 unit multifamily housing building located at 5 Park Street. This project will be reviewed under the 2023 Morrystown Zoning and Subdivision bylaws and the proposed 2026 Morrystown Zoning and Subdivision Bylaws. The following Sections of 2023 that are applicable to this application include but are not limited to the following: 204.5a-b, 206, 207, 450, 505, 500. The following Sections of 2026 that are applicable to this application include but are not limited to the following: 204.E-F, 206, 207, 450, 453, 500, 505, 510.
2. Continuation of application 2026 -59- Major Subdivision, and Conditional Use Review application submitted by Nick Manosh for a property located at 400 Ferland Pit Road. The Applicant is seeking Major Subdivision Review for a proposed 4 lot subdivision. The lots are as follows: Lot 1. 28.5 acres, Lot 2. 19.4 acres, Lot 3. 10.9 acres, Lot 4. 43.5 acres. The Applicant is also seeking conditional use approval for new gravel pits located on proposed Lots 1. & 2. The Applicant plans to phase the gravel pits in two phases. In addition, the Applicant is seeking to establish a water bottling plant on proposed Lot 3. This project will be reviewed under the 2023 Zoning Bylaws with emphasis on the following Sections: Section 204.5a-b, 485, Article V., 630, 660, 750, 760, 770, and Article VIII.

VI. ACTION ITEMS TO BE CONSIDERED

VII. OTHER BUSINESS

VIII. ADJOURN