

Burlington Development Review Board

Department of Permitting & Inspections
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AJ LaRosa
Caitlin Halpert
Evan Gould
Geoff Hand
Sean McKenzie
Leo Sprinzen
Miles Waite
Marina Campbell, (Alternate)
Chase Taylor, (Alternate)



BURLINGTON DEVELOPMENT REVIEW BOARD Tuesday, June 16, 2026, 5:00 PM MINUTES

Hybrid & In Person (at 645 Pine Street) Meeting

Board Members Present: AJ LaRosa, Caitlin Halpert, Geoff Hand, Sean McKenzie, Leo Sprinzen, and Marina Campbell (5:05 PM)

Board Members Absent: Evan Gould, Miles Waite, and Chase Taylor

Staff Members Present: Scott Gustin, Kirk Dressing, and Joseph Cava

Staff Members Absent: Mary O'Neil and Collin Naheedy

- I. Agenda
- II. Communications
- III. Minutes
- IV. Public Hearing

1. ZP-26-179; 96 Tracy Drive (RL, Ward 4) Zach Wilson

Proposed home occupation for one-on-one or small group personal training (strength, mobility, body mechanics) sessions. (Project Manager, Kirk Dressing)
Zachary Wilson, owner, present.

AJ LaRosa: This is a relatively simple project.

Zachary Wilson: Yeah.

AJ LaRosa: Are there any questions or comments from the Board? Hearing none, are there any questions or comments from members of the public in attendance in person or online wishing to speak on this application?

Scott Gustin: No, there is no one online.

AJ LaRosa: Hearing none, would someone like to make a motion?

AJ LaRosa: Motioned to approve and adopt staff findings and recommendations, Geoff Hand 2nd.
Vote 5-0. Motion carried.

V. Certificate of Appropriateness

1. ZP-26-67 / ZP-26-68; 180 / 266 Queen City Park Road (E-LM, Ward 5) Burton Corporation / Will Feltus

Proposed installation, conveyance, and treatment of stormwater improvements across 180 Queen City Park Road and 266 Queen City Park Road with associated site and utility improvements.
(Project Manager, Kirk Dressing)
Will Feltus and Paul Boisvert: Sworn in.

Geoff Hand: I am recused on this.

AJ LaRosa: Can you update us on the additional information added to this project?

Will Feltus: We have applied for after-the-fact zoning permits to resolve outstanding projects. Our last permit was approved and is currently within its administrative appeal period.

Paul Boisvert: We have also worked on improvements to the overhead door and parking area.

AJ LaRosa: Will trees be added?

Paul Boisvert: Yes, trees will be added for shading.

AJ LaRosa: Are there any questions or comments from the Board?

Sean McKenzie: Are there conflicts with the parking lot accesses from the Department of Public Works (DPW)?

Paul Boisvert: We are working with DPW on this.

AJ LaRosa: Are there any questions or comments from members of the public in attendance in person or online wishing to speak on this application?

Scott Gustin: No, there is no one online.

AJ LaRosa: Hearing none, would someone like to make a motion?

AJ LaRosa: Motioned to approve and adopt staff findings and recommendations, Leo Sprinzen 2nd.
Vote 5-0. Motion carried.

VI. Adjournment

Hearing closed at 5:10 PM.

Participation in the DRB proceeding is a prerequisite to the right to take any subsequent appeal. Please note that ANYTHING submitted to the Zoning office is considered public and cannot be kept confidential. This may not be the final order in which items will be heard. Please view final Agenda, at <https://burlingtonvt.portal.civicclerk.com/> or the office notice board, one week before the hearing for the order in which items will be heard.

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