

**TOWN OF GRANBY
GRANBY DEVELOPMENT COMMISSION
MEETING MINUTES
January 7, 2025
7:00 P.M.**

Present: Chairman Marty Schwager, Matt Brady, Jim Caldwell, Ken Kuhl, Rob Rome, and Anna Sogliuzzo. Abby Kenyon, Director of Community Development, was also in attendance.

The meeting opened at 7:01 PM.

Public Session

None.

Action on Minutes of December 9, 2024

On a motion by J. Caldwell, seconded by K. Kuhl, the Commission voted (3-0-2) to approve the meeting minutes of December 9, 2024. R. Rome and A. Sogliuzzo abstained.

M. Brady joined the meeting.

Discuss Board of Selectmen Referral, Right to Farm Ordinance

A. Kenyon notified the Commission that the Agricultural Commission drafted a right to farm ordinance that was presented to the Board of Selectmen. The Board of Selectmen voted to refer the draft ordinance to the Development Commission and the Planning and Zoning Commission for feedback. She distributed the draft ordinance as well as the state statute, which the ordinance replicates, to the Commission. The Commission discussed the draft ordinance at length, including how a farm is defined, what properties the ordinance could apply to, and what the intent of the ordinance is and the background of its creation. The Commission also asked if it has been reviewed by the Town Attorney. It was decided to invite the Chair of the Agricultural Commission to the next meeting to explain the ordinance and provide background information. A. Kenyon will invite the Chair and will provide some of the questions the Commission outlined in advance of the next meeting.

Discuss possible 2025 projects

The Commission discussed possible projects in 2025, including involvement with the 2026 Plan of Conservation and Development and perhaps a reassessment of the T1 Zone.

Land use and development application update

A. Kenyon reported that discussions continue with an interested party in the use of 83 Salmon Brook Street; there is a meeting scheduled for January 13, 2025 with the Board of Selectmen and the Commission on Aging to hear from two developers interested in the Kearns School for senior affordable housing; and the Inland Wetlands and Watercourses Commission will be receiving an application for a 7-lot residential subdivision at 188 Day Street.

Discussion of the economic climate, real estate, and current activity

It was reported there are five single-family houses for sale and one condo.

Commissioner Reports and Correspondence

None.

Adjourn

On a motion by A. Sogliuzzo, seconded by J. Caldwell, the meeting adjourned at 8:53 PM.

Respectfully submitted,

Abby Kenyon