

## Fair Haven Planning Commission

Town of Fair Haven

June 15, 2022

Regular Meeting

**Commissioners Present:** David Eighmey - Chair, Robert Richards - Vice Chair (late), Deborah Laiacona - clerk, Patrick Frazier, Lorraine Brown, Linda Sienkiewicz

**Commissioners Absent:** Cindy Pritchard

**Others Present:** Phil Adams - Zoning Administrator, Jennifer Jackson - minute taker, Derik Kerber - Lead Pastor Revive Church

### Agenda:

#### 1. Call to Order:

- a. Mr. Eighmey called the meeting to order at 7:05 pm.

#### 2. New Business:

- a. **Derik Kerber, Lead Pastor Revive Church - Commission requested visit for clarification of planned church kitchen use.**

Mr. Eighmey stated that the commission asked Mr. Kerber to the meeting to clarify the church's intended kitchen use and what they have done to improve their kitchen area so far. Mr. Kerber stated that they had put in a small cafe with a stove and sink purchased from Mark Gutel when he closed Kinder Way Cafe. They are currently making lattes and coffee for church guests. They have used the kitchen to make dinner for their partner mission team. He does not want a commercial kitchen nor is what they have put in a commercial kitchen. A plan for the future is to maybe have a coffee shop like what Mark had, but he knows that they need a permit to do that and plans to apply if that is the route they go.

Mr. Eighmey clarified that the permit was given to the church for non-commercial use. Facebook comments caused a commotion and the PC wanted to clarify what was actually being done at the church.

Mrs. Laiacona stated she called the Department of Health to clarify what should be done. She spoke with a person from food and lodging who was knowledgeable on church matters. The representative stated that if the church uses the kitchen to serve their own congregation they do not need a permit, but the minute money is changing hands or they are serving people not from the congregation they need to get a permit from the Department of Health. She also stated that the Department of Health is happy to help provide a list of the requirements to meet the permit needs. Mr. Kerber stated he had already spoken with the Department of Health and he agreed with Mrs. Laiacona on the requirements. Mrs. Laiacona responded that when you get into money changing hands you need to have the proper kitchen.

Mr. Frazier asked if there were any upcoming events with the Church. Mrs. Laiacona then explained that the Department of Health stated that with church dinners there is a slight exception. If you sell dinners one time a month that is still considered occasional use and does

not require a modified permitted kitchen; but making money more than one time a month needs a permit.

ZA Adams asked the PC if they still felt Mr. Kerber was following what they had given the permit for. The PC felt he was. Mr. Eighmey asked if there were any more questions either from Mr. Kerber or the PC. Mr. Kerber asked who he would speak to about tax exemption paperwork. ZA Adams suggested the assessors office. Mr. Frazer asked about the setup and start of the church. Mr. Kerber explained it took them 22 days to get the inside ready to go and they were up and running on Christmas Eve. He stated they still have outside work to do, but that the inside is beautiful.

### **3. Review of Minutes of Previous Meeting:**

#### **a. Regular Meeting of June 1, 2022**

Mrs. Jackson explained that Mr. Adams found a few mistakes on the minutes which she corrected before the meeting; pg 2 ¶ 3 “ Mrs. Pritchard motioned to approve the Scotch Hill application with the condition that the sandwich boards must be in front of *their building* and not restricting the walkway for pedestrians. Not in front of the walkway. Then pg 4 4. Other Business a. Review of Mail ¶ 2 add a “t” to the work brough.

Mrs. Laiacona asked about pg 3 ¶ 1 through 4. She felt that during the discussion the PC had come up with a resolution that Mrs. Adams approved of; citizens making the town aware of the one allowed small accessory building modification to their properties and she would like the minutes to clearly state that. ZA Adams stated that a notification to the ZA would allow the listers to know what was happening through the administrative procedure he follows. Mrs. Laiacona stated she wanted the minutes to be clear that the issue was resolved with the Lister Department. She requested after ¶ 4 the following statement be added “this satisfied the issue that listers would not know if a building was being added and allows the listers to stay current on what is going on in the town.”

Mr. Frazier made a **motion to approve the minutes of June 1<sup>st</sup> with the amendments discussed**. Seconded by Mrs. Sienkiewicz. All were in favor and the motion passed.

ZA Adams wanted to make the PC aware of some changes he has started; first he has begun placing a DRAFT stamp on minutes that are not approved by the PC and are still posted on the town website. Minutes are required to be posted 5 days after the meeting; due to meeting schedules to meet this requirement the minutes need to be posted before being approved, the DRAFT stamp will make it clear the minutes are unapproved minutes.

### **4. Other Business:**

#### **a. Review of mail: None**

#### **b. Zoning Regulation Update - thirty minutes**

Mr. Eighmey stated that he understood the Zoning Update to be on pause until the Commission hears from Mr. Bove.

#### **c. Public Comment:**

Mr. Frazier asked ZA Adams if he had heard anything about the Cannabis seminar. He had not. Mr. Frazier also passed out an article he had found in Seven Days from May 25- June 1, 2022 *Potent Pot*. He asked the PC to read the article for knowledge.

**5. Adjournment:**

- a. Mr. Richards **motioned to adjourn the meeting at 7:40 pm.** The motion was seconded by Mr. Frazier, all were in favor and the motion passed.

**\*\* Next Scheduled Regular Planning Commission Meeting is on July 6, 2022\*\***

Respectfully Submitted,  
Jennifer Jackson, Minute-taker