

**Zoning Commission Meeting -  
A G E N D A  
7:00 PM Thursday, May 14, 2015  
Zoning Commission Meeting - May 14, 2015**

1) **Convene Meeting**

- A) **Review Minutes of Previous Meetings:**  
4/9/15

2) **Land Use Enforcement**

- A) **Enforcement Officer's Report:**

3) **Review Correspondence**

- A) **Minutes of other Boards and Commissions:**

- **Inland Wetlands Commission:** 4/27/15
- **Zoning Board of Appeals:** 4/6/15
- **Planning Commission**

- B) **Legal Briefings for Building Inspectors: March 2015**

- C) **Memo from Planning Commission and K. Daniel, AICP to Zoning Commission dated 5/7/15 Re: Plan of Conservation and Development**

4) **Continued Public Hearing:**

- A) **Proposed Regulation change #201500050: Section 242-202 and Section 242-501 - Brewery and Brewpub / Restaurants**

5) **Public Hearing: 7:30 p.m.**

- A) **533 Federal Rd #201500201: Design Review including Natural Resource Removal of 1,600 cu. for the construction of a 2,476 sq. ft. Medical Building and associated parking**

1. Response memo from WPCA dated 4/7/15 Re: 533 Federal Rd
2. Memo from A. Dew, ZEO to Zoning Commission dated 4/15/15 Re: Pre-application meeting for 533 Federal Rd

6) **Old Business:**

- A) **Medical Marijuana Moratorium**  
*(expires 5/15/15)*

- B) **131 Tower Rd #201400996 (DiGrazia Vineyards): Use for the Vineyards**

7) **New Business:**

- A) **Proposed Zone Change #201500322 - 874 Federal Rd: From TCD to Incentive Housing District Overlay Perimeter Sub-zone.**  
*(earliest PH date could be 6/11/15)*

- B) **398 Federal Rd (Barnbeck) #201500342: Site Plan Modification for approval of window and door locations for the barn**

1. Elevation map of Barn Building prepared by BSB Design dated 2/6/15 revised 4/30/15 - sheet A10.04
2. Response memo from Water Source dated 5/6/15

- C) **17 Long Meadow Hill Rd #201500366: Solar Array**

1. "Site Plan" prepared by Ross Solar Group dated 3/4/15 - sheet SP-1
2. "Roof Section and Details" dated 3/4/15 - sheet PV-2

- D) **476 Candlewood Lake Rd (Brookfield Bay Marina) #201500367: Site Plan Modification for repair of a shed room and fixing of water issues.**

1. Hand drawn map handed into Land Use 5/6/15

**8) Tabled Items:**

**9) Informal Discussion:**

A) **460 Federal Rd: Discussion of approval for a roofing / sheet metal contracting business**

**10) Comments of Commissioners:**

**11) Adjourn:**

**\*\*Next Regular Meeting Scheduled for May 28, 2015\*\***