

COLCHESTER
PLANNING & ZONING COMMISSION
WEDNESDAY, March 6, 2013
Town Hall, 127 Norwich Avenue, Colchester, Connecticut
MEETING AT 7:00 P.M.
Room 2

AGENDA

1. Call to Order
2. Roll Call
3. Additions to Agenda:
4. Minutes of Previous Meetings: – Minutes of Regular meeting of February 20, 2013
5. Public Hearings:
6. Preliminary Reviews:
7. New Business & Applications Received:
8. Five Minute Session for the Public:
9. Pending Applications & Requests:
 - A. SDP#13-021-Application of Castle, Inc. for Site Plan Modification to build a 1152 Sq. Ft. addition to the existing building and build a 12 space parking lot at 396 Halls Hill Road,
10. Old Business:
11. Planning Issues & Discussions:
 - A. Town of Colchester Fiscal Value of Land Use Presentation – Paula Stahl, LLA, AICP
 - B. Revisions to Zoning Regulations
12. Zoning Enforcement Officer's Report:
13. Correspondence:
 - A. ZBA#13-004, A. Falk von Plachecki, Applicant, B. Dimberg & N. Wasniewski, Owners, for property located at 6 River Rd., Tax Map # 06-12, Lot #029-000, R-80 Zone. The parcel is located at the Northwest corner of the intersection of Westchester Rd (A.K.A. CT Rte. 149) and River Road. The applicant is requesting variances to Section 13.21.2.1 of 108,079.74 Sq. Ft. of lot area, and Section 13.21.2.4 to allow for an access easement over other property. The variances are necessary to correct the existing non-conformity of two single-family dwellings on one parcel and to allow for each dwelling to be on its own lot.
14. Adjournment:

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Margaret Bray
MARGARET A. BRAY
TOWN CLERK