

**COLCHESTER PLANNING AND ZONING COMMISSION
REGULAR MEETING MINUTES
Wednesday, December 6, 2017
Town Hall, 127 NORWICH AVENUE, COLCHESTER, CT**

1. **CALL TO ORDER** - Chairman Mathieu called this Regular Meeting to order at 7:03 p.m.

MEMBERS PRESENT: Chairman Joseph Mathieu, Jason Tinelle, Karen Godbout, Meaghan Kehoegreen, Secretary Mark Noniewicz, and Stan Soby, Board of Selectman Liaison

STAFF PRESENT: Randy Benson, Planning Director/Zoning Enforcement Officer, Daphne Schaub, Assistant Planner/Zoning Enforcement Officer; Kamey Cavanaugh, Clerk

MEMBERS ABSENT – Vice Chairman John Novak and Alternate: Beverly Seeley

2. **ROLL CALL**- Chairman Mathieu read roll call

3. **ADDITIONS TO AGENDA**- None

4. **MINUTES TO PREVIOUS MEETING**

November 15, 2017 – M Noniewicz moved, and M Kehoegreen second, to approve the minutes of November 15, 2017.

The motion carried unanimously

5. **PUBLIC HEARINGS** None

6. **NEW BUSINESS & APPLICATIONS RECEIVED**

- A. **SP#17-001 Goldi-Locks, LLC, (Applicant & Owner)**; Application for special permit modification and site plan review of Goldi Locks Self Storage, LLC, Rodney Goldberg (owner) at 359 Lebanon Avenue Map#05-0 / Lot 021-001 & 021-002, Zoned SU / AC

7. **FIVE MINUTE SESSION FOR THE PUBLIC**- None

8. **PENDING APPLICATIONS-**

- A. **SDP#17-043 Colvest / Colchester LLC, Applicant & Owner**; Application for Site Plan Review for commercial modification located at 71-79 Linwood Avenue, Assessors Map #11 / Lot#'s 21 & 22, Zoned TC.

R. Benson advised the commissioners this application was sent out to be reviewed by an architect per the regulations of work possibly being done in the Historic Preservation Overlay Zone. The report was received back from the architect today, 12/6/2017.

9. **PRELIMINARY REVIEWS**- None

10. **OLD BUSINESS**- None

11. **PLANNING ISSUES & DISCUSSIONS**

- A. **Discussion and possible action on amendment to Agricultural regulation.**

D Schaub discussed the requests for property owners to have livestock on their property in the Suburban zone area. The Agricultural Commission proposed a regulation change to Section No. 8.0 USE STANDARDS / 8.9 AGRICULTURAL USES.

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JOSEPH MATHIEU
CHAIRMAN
COLCHESTER PLANNING AND ZONING COMMISSION

Christopher Bourque, Chairman for the Agricultural Commission was before the commission to discuss the proposed change.

Discussion will continue on this matter at the next meeting.

12. ZONING ENFORCEMENT OFFICERS REPORT- November 2017 Zoning Enforcement Officers report was discussed.

13. CORRESPONDENCE- None

A. Approval of 2018 Meeting Dates

J Tinelle moved and M Kehoegreen seconded, to approve the 2018 Meeting Dates Schedule as amended.

The motion carried unanimously

14. ADJOURNMENT

K Godbout made a motion, and J Tinelle seconded to adjourn the December 6, 2017 Planning and Zoning meeting at 7:53 p.m.

The motion carried unanimously

Respectfully Submitted,



Kamey Cavanaugh
Recording Clerk