



**TOWN OF EAST WINDSOR  
PLANNING & ZONING COMMISSION**

11 Rye Street, Broad Brook, CT 06016  
860.623.6030

Commission  
Mike Kowalski-Chair  
Jim Thurz- Vice Chair  
Anne Gobin  
David Leason  
Stacey Svoboda McKenna

Alternates  
Frank Gowdy  
Vacancy  
Vacancy

**MEETING AGENDA**

**TUESDAY, August 22, 2023 – 6:30 P.M.**

Meeting #1857

**This will be a (hybrid in-person & remote) meeting. If you have any concerns about your ability to attend, please contact Town Hall at 860-623-6030**

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**[To access meeting materials, click here:](#)**

**I. TIME AND PHYSICAL PLACE OF MEETING**

Town Hall  
11 Rye St, Broad Brook CT 06016

**To Access this meeting virtually:**

Time: August 22, 2023, 6:30 PM

Join Zoom Meeting

<https://us06web.zoom.us/j/7148971799>

Meeting ID: 714 897 1799

Dial by your location

+1 646 558 8656 US (New York)

+1 301 715 8592 US (Washington DC)

Find your local number: <https://us06web.zoom.us/u/keoJbiQE6k>

**II. ESTABLISH QUORUM**

**III. ADDED AGENDA ITEMS**

**IV. LEGAL NOTICES**

None

**V. PUBLIC PARTICIPATION (For Items Not Listed on the Agenda)**

**VI. APPROVAL OF MINUTES**

A. July 25, 2023-Regular Meeting of PZC

**VII. RECEIPT OF APPLICATIONS**

A. PZ-2023-21 Site Plan Review-Construction of a self-storage facility 57,960SF in 10 buildings to be constructed in 5 phases. Map 022, Block 23, Lot 001-01, Zone M-1  
Applicant: James Stanton.

**VIII. PERFORMANCE BONDS – ACTIONS; PERMIT EXTENSIONS; ROAD ACCEPTANCE**

IX. **CONTINUED PUBLIC HEARINGS**

None

X. **NEW PUBLIC HEARINGS**

None

XI. **OLD BUSINESS**

- A. PZ-2023-17 Text Amendment- proposed Text change to Zoning Regulations Section 502-Permitted Accessory Uses, Use Table B-1, B-2, M-1, HIZ, & TZ5 Zoning. Applicant: Car-Mil Reality LLC/ Frank Giordano.

XII. **NEW BUSINESS**

- A. Solar Public Comments Agrivoltaics

XIII. **OTHER BUSINESS**

- A. ZEO Report  
B. Chicken Regulations  
C. Working Draft of the Warehouse Point District Regulations

XIV. **CORRESPONDENCE**

- A. Connecticut Federation of Planning and Zoning Agencies Quarterly Newsletter

XV. **BUSINESS MEETING**

- A. Upcoming Land Use Commissioner Training Opportunities

XVI. **EXECUTIVE SESSION**

None

XVII. **ADJOURNMENT**