



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

11 Rye Street, Broad Brook, CT 06016
860.623.6030

Commission
Joseph Ouellette, Chairman
Tim Moore, Secretary
Jim Thurz
Mike Kowalski
Anne Gobin

Alternates
Frank Gowdy
Vacancy

**AGENDA
TUESDAY, DECEMBER 8, 2020 – 6:30 P.M.**
Meeting #1792

Meeting location: Remote meeting, please see access information/link below

To access meeting materials, click the link below:

https://eastwindsorct-my.sharepoint.com/:f:/p/acalve/Ep4FkQFZNVFJgHCqTKOPSJwBevtt7e_xXlomNAZwJ3z5eA?e=Zu52sc

I. TIME AND PLACE OF MEETING

Join Zoom Meeting

<https://zoom.us/j/3326833563>

Meeting ID: 332 683 3563

One tap mobile

+16465588656,3326833563# US (New York)

+13126266799,3326833563# US (Chicago)

Dial by your location

+1 646 558 8656 US (New York)

+1 312 626 6799 US (Chicago)

+1 301 715 8592 US

+1 346 248 7799 US (Houston)

+1 669 900 9128 US (San Jose)

+1 253 215 8782 US

Meeting ID: 332 683 3563

II. ESTABLISH QUORUM

III. LEGAL NOTICE

IV. ADDED AGENDA ITEMS

IV. PUBLIC PARTICIPATION

V. APPROVAL OF MINUTES: November 24, 2020

VI. RECEIPT OF APPLICATIONS

A. Site Plan Application, 198 South Main Street (PZ-2020-19) – for the demolition of an existing house and construction of a 9,600 SF building and parking lot for an automobile workshop. Map 022, Block 05, Lot 079, Zone B-2.

B. Text Amendment Application (PZ-2020-20) – from SJK Properties, LLC to East Windsor Zoning Regulations Section 802 Multi Family Development District (MFDD).

C. Zone Change Application (PZ-2020-21) – from SJK Properties, LLC, zone change from R-3 to MFDD.

Map 100, Block 77, Lots: 006-01, 006-02, 006-03, 006-04, 006-05, 006-06, 006-07, 006-08, 006-09, 006-10, 006-36, 006-37, 006-38, 006-39, 006-40, 006-41, 006-42, 006-43, 006-44, 006-45, 006-46, 006-47, 009-02B, 009

Map 110, Block 77, Lots: 009-11, 009-12, 009-13, 009-14, 009-15, 009-16, 009-17, 009-18, 009-19, 009-20, 009-21, 009-22, 009-23, 009-24, 009-25, 006-26, 006-27, 006-28, 006-29, 006-30, 006-31, 006-32, 006-33, 006-34, 006-35, 006-34A

Map 090, Block 77, Lots: 006-48, 006, 006B

VII. PERFORMANCE BONDS – ACTIONS; PERMIT EXTENSIONS; ROAD ACCEPTANCE

A. Broad Brook Meadows - Request of 90-day extension for filing of mylars

VIII. CONTINUED PUBLIC HEARINGS

A. Resubdivision Application, 26 Rye Street (PZ-2020-17) - Christopher Donahue, 26 Rye Street, for a 1-lot residential subdivision, Map 077, Block 40, Lot 001, Zone R-2. (Deadline for decision: January 14, 2021)

B. WSG, LLC (PZ-2020-16) - Special Use Permit Renewal for earth excavation at 140 Wapping Road, Map 017 Block 65 Lot 008-034, A-1/M-1 Zone (Deadline for decision: January 14, 2021)

IX. NEW PUBLIC HEARINGS

A. Zone Change Application, 87 South Main Street (PZ-2020-18), Dave Mason for a zone change from TZ5, R-3, and A-1 to TZ5 and A-1. Map 052, Block 20, Lots 029 069.

X. NEW BUSINESS

XI. OLD BUSINESS

A. ZEO Report

B. Warehouse Point Planning Study to include Terri Hahn of LADA P.C. Land Planners

XII. OTHER BUSINESS

XIII. CORRESPONDENCE

XIV. BUSINESS MEETING

XV. ADJOURNMENT