

WOODSTOCK PLANNING & ZONING COMMISSION
REGULAR MEETING *Revised* AGENDA
THURSDAY, APRIL 4, 2024 - 7:30 PM
WOODSTOCK TOWN HALL 415 Route 169 Woodstock, CT 06281
Meeting Room 1 (lower level)

This is a hybrid meeting. You can attend in-person or via Zoom using the provided link. Applicants and their representatives, and anyone else having business before the Commission, are encouraged to attend in person in order to facilitate the work to be done during the meeting. If you have concerns about your ability to attend this meeting, then please call the Town Hall. To access meeting materials:

Join Zoom Meeting:

<https://us02web.zoom.us/j/89514878460?pwd=RUZZVkeE2M2tuUThCZ0tVZm9KUGRRUT09>

Meeting ID: 895 1487 8460 Passcode: 603611

Dial by your location: +1 301 715 8592 US (Washington DC) +1 312 626 6799 US (Chicago)

AGENDA

- I. Call to Order
 - a. Roll Call
 - b. Designation of Alternates
 - c. Pledge of Allegiance
- II. Chair's Report
- III. Citizens' Comments
- IV. Meeting Minutes
 - a. March 21, 2024
- V. Non-residential Zoning Permits (if any)
 - a. Orange Art - Carol Mackin & John Cook, 1011 Rt 169 - Request for discussion of lot history as it pertains to business turnover
 - b. 1011 Rt 169 – new business – Dexter's Best Liberty Safe & Vault
- VI. New Business
 - a. Woodstock Highway Garage, Paine Rd Sediment Basin – proposed for open space in previously approved Subdivision (#489-04-06 Norma Butts, John Healey, Paine Rd)
- VII. Old Business
 - a. **Proposed Text Amendment:** Subdivision Regulations, Ch. V – Application Review, Decision and Post Approval Process, Section 2.D (application notice requirements)
 - i. **Need to set Effective Date**
 - ii. **Need to state findings and determine consistency with POCD**
 - b. Short-Term Rental discussion
- VIII. Review of Home Occupation Permit Application
 - a. Daniel Lapierre, 49 Lebanon Hill Rd – home office for small electrical company
- IX. Preliminary Discussion: Independent & Assisted Living Care
 - a. Sandra Anderson – small scale “Residential Care Home” as independent living
 - b. Ken Pelc, Larger scale business “Assisted Living Facility”
- X. Other
- XI. Adjournment