

**WOLCOTT PLANNING & ZONING  
REGULAR MEETING - WEDNESDAY, SEPTEMBER 3, 2014  
TOWN COUNCIL CHAMBERS, 6:30 P.M.  
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**MINUTES**

**REGULAR MEETING**

**Note: These are summary minutes. A tape recording of this meeting is on file in Wolcott Town Hall, Commission Secretary's Office.**

Chairman Ray Mahoney called the Regular Meeting to order at 6:30 p.m. with the Pledge of Allegiance and attendance was taken.

Roll Call Attendance

**MEMBERS PRESENT:** Cathe Sherman, Chris Edquist, Mike Bokon  
Angelo Mastrofrancesco, Ray Mahoney

**MEMBERS ABSENT:** None

**ALTERNATES PRESENT:** Rich Delpier

**ALTERNATES ABSENT:** Virginia McHugh

**ALSO PRESENT:** Dave Kalinowski, CZEO

**PUBLIC REQUESTS**

There were no Public Requests at this time.

**APPROVAL OF MINUTES**

Upon **MOTION** by Cathe Sherman, seconded by Mike Bokon, it was unanimously voted to **APPROVE** the minutes from the August 6, 2014 Regular Meeting.

**APPROVAL OF BILLS**

There were no bills at this time.

**CORRESPONDENCES**

There were no Correspondences at this time.

**SUBCOMMITTEE REPORTS**

There were no Subcommittee Reports at this time.

**OLD BUSINESS**

There was no Old Business at this time.

**NEW BUSINESS**

- 1. #14-512 Peter Chase – Special Use Permit for a 22’ x 32’ Detached Garage at 98 Richard Ave.**

CZEO said this is a special use permit because of the oversized garage and it requires a public hearing.

Upon **MOTION** by Cathe Sherman, seconded by Angelo Mastrofrancesco, it was unanimously voted to **ACCEPT FOR REVIEW** #14-512 Peter Chase – Special Use Permit for a 22’ x 32’ Detached Garage at 98 Richard Ave., and **SCHEDULED** a Public Hearing for Sept. 17, 2014 at 6:30 p.m. in the Council Chambers.

- 2. #14-513 Michael Tompkins – Special Use Permit for a 28’ x 40’ Detached Garage at 733 Spindle Hill Rd.**

CZEO said this is a special use permit because of the oversized garage and it requires a public hearing.

Upon **MOTION** by Cathe Sherman, seconded by Chris Edquist, it was unanimously voted to **ACCEPT FOR REVIEW** #14-513 Michael Tompkins – Special Use Permit for a 28’ x 40’ Detached Garage at 733 Spindle Hill Rd., and **SCHEDULED** a Public Hearing for Sept. 17, 2014 at 6:30 p.m. in the Council Chambers.

**CERTIFIED ZONING ENFORCEMENT OFFICER’S REPORT**

CZEO said that a few months back the Commission put a time table of Sept. 1, 2014 on the bond for 701 Wolcott Rd. to complete the paving. He said that has not been done but the building inspector spoke to the owner today and the owner said his paver is busy right now but should be completed within a couple weeks. He was asked to get us a letter stating such and he said he would. CZEO said we will give him the couple weeks and revisit this at the next meeting. He said he met with the Town Attorney and the owner’s Attorney regarding (47) North St. He said there were issues that are being addressed over the next four weeks and he will revisit the site at the end of the month. He said he understands that things are starting to get cleaned up on the property but there are still people there that do not have permits to be there. CZEO stated that there has been some interest in a project on Catering Rd. that was approved years ago. He said it was a 13 lot subdivision and the 5 years are up but apparently it is on the market again therefore we may see a subdivision application before us soon. CZEO said that Attorney Powell is looking into our sign regulations and to make sure we are within

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our rights if we look to take action on (certain) signs in town. CZEO said laws have changed since our regulations so she will be looking into what may be needed to update ours. CZEO said he is still working on cleaning up signs on Wolcott Rd. and we will probably have to send letters out again to all the businesses with illegal signs.

**EXECUTIVE SESSION**

There was no Executive Session at this time.

**ADJOURNMENT**

Upon **MOTION** by Cathe Sherman, seconded by Angelo Mastrofrancesco, it was unanimously voted to **ADJOURN** the Regular Meeting at 6:40 p.m.

APPROVED:

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Raymond Mahoney, Jr., Chairman  
Planning & Zoning Commission

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Edna Henderson, Recording Secretary  
Planning & Zoning Commission