

Town of Colebrook
Planning and Zoning Commission
July 8, 2019 Colebrook Town Hall
6:30 pm Regular Meeting
Minutes

Present: Regular members were Chairman Ed Lord, Vice Chairman Jim Bickford, Ed Allen, Chuck Buchanan, Jim Millar, along with alternate members Jane Vasaturo and Marty Neal. ZEO Michael Halloran was present along with Attorney David Cusick.

Ed L. called the meeting to order at 6:33 and a quorum was established.

Agenda review:

Chuck made a motion to move Public Comment on agenda to after Old Business. The motion was seconded by Ed A. and the motion passed unanimously.

Approval of minutes:

Minutes from the June 10, 2019 regular meeting were presented and Jim M. made a motion, seconded by Chuck to accept the minutes. The motion to approve was unanimous.

Minutes from the June 18, 2019 special meeting were presented and Ed A. made a motion seconded by Chuck to approve the minutes. Jim M. abstained from the vote. The motion to approve was unanimous.

Old Business:

There was a brief discussion regarding the signed Certificate of Occupancy dated September 24, 2018. It was noted that none of the issues the P&Z were having concerns with (parking lot, lighting, mezzanine, outdoor patio), related to any of the permits that were on the C of O.

Attorney Cusick agreed to check state statutes regarding conformity to regulations and the owner's rights to protection once C of O is signed. He also talked about site plans and structures versus uses.

Ed L. noted that more information including outside lighting was coming from the applicant. He also wanted a clear date for a decision to be made for the Site Plan application. It was determined that a decision must be rendered in 65 days but that up to two extensions could be granted for a total

of 65 days more. The application was accepted by the land use office on June 17, 2019.

The Commission and Attorney Cusick agreed to review the August, 2017 approval, then deal with uses and events, then approach and review regulations and possible changes. The Commission will take up these discussions at the next meeting in August.

Jim B. made a motion seconded by Chuck to go into Executive Session to discuss pending litigation. The motion passed unanimously and the entire Commission including alternates, as well as Halloran and Cusick entered Executive Session at 7:15 pm.

Ed A. made a motion seconded by Chuck to close Executive Session and by unanimous vote came out of Executive Session at 7:53 pm.

Next on the agenda was discussion of filling one alternate position. Both Scott Norton and Scott Paterson have expressed interest in filling the position. Jim B. asked that they both speak to the Commission as to why they are interested and both did. The Commission will consider both and will send a recommendation to the Board of Selectmen.

Public Comment:

Scott Patterson of 195 Stillman Hill Rd. again expressed several concerns regarding parking and lighting approvals at Norbrook Farm Brewery.

ZEO report:

See attached.

The Commission will schedule a meeting date with Glenn Chalder to work on regulations.

There being no other business, Jim B. made a motion seconded by Jim M. to adjourn the meeting. The motion to adjourn at 8:10 pm was unanimous.

Michael J. Halloran