

TOWN OF COLEBROOK
PLANNING & ZONING COMMISSION
Monday, July 20, 2020 – 6:30 P.M.
Colebrook Town Hall
Zoom Conference Meeting

Special Meeting Minutes

Chairman Ed Lord called the Special Meeting of the Colebrook Planning & Zoning Commission to order at 6:34 P.M. via Zoom Conference.

Regular members of the commission present were: Edward Lord, James Bickford, Charles Buchanan, and Scott Norton.

Alternate members present were: Martha Neal and John Fernandez.

Absent member was: William Sweeney.

Also present were: Zoning Enforcement Official (ZEO) Marc Melanson and Christopher Johnstone, Second Selectman representing the Board of Selectmen.

The commission conducted a wide ranging discussion workshop on: (1) changes to a farm brewery text amendment and (2) proposed food truck zoning regulation changes.

In a wide ranging discussion on a farm brewery text amendment, the commission identified changes to draft sections B3a (amending to "...number, size, and location..."), C3 (adding "...and location on site for any..."), D1 (amending to "...number, size, and location..."), and F1 amending wording to "...for outdoor music..." removing amplified.) A motion was made to accept the text amendment with the noted changes to those four sections by Mrs. Neal, seconded by Mr. Norton. Discussion on the motion centered on selecting a date to hold a public hearing dependent upon the COVID-19 Executive Order of the Governor of Connecticut and First Selectman prohibiting public hearings due to the COVID-19 situation. A public hearing will be scheduled when the restrictions are lifted. The text amendment motion passed unanimously.

The commission resumed discussion of proposed food truck zoning regulation changes. Mr. Bickford suggested to include language into the proposed 3.1 item #5 that indicates it does not apply to those operating under section 8.18. The suggestion will be forwarded to Mr. Chalder of Planimetrics for his opinion. Mr. Lord suggested that the commission consult with Mr. Chalder to ensure that the provisions of proposed 3.1 sections D and E apply to those operating under section 8.18. The group commenced a long discussion of the proposal to establish a food truck definition under section 1.6-Definitions. Discussion centered on the removal of the word "non-alcoholic" with regard to the definition permitting only non-alcoholic beverages. The commission decided it will resume discussion at the next workshop meeting.

A motion was made by Mr. Buchanan, seconded by Mr. Bickford, that the meeting be adjourned at 8:09 P.M. Discussion on the motion scheduled a special meeting on Wednesday, July 29, 2020, at 6:30 P.M. to resume the food truck workshop discussion. The motion passed unanimously.

Respectfully submitted by,

Scott T. Norton