

**PLANNING & ZONING COMMISSION
MEETING MINUTES
SEPTEMBER 12, 2022; 7:15PM
HELD VIRTUALLY VIA INTERNET AND PHONE**

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Members Present: Sally Korsh, Chair; James Carlon, Ken Edgar, Megan Loucas, Alex Burns, Michael Reiner, Richard Wolf

Also Present: Tracy Kulikowski, Land Use Director

Ms. Korsh called the meeting to order at 7:15 pm

Discussion/Decision: Approval of New Sign pursuant to Section 350.3 of the Zoning Regulations, Weston Historical Society, 104 Weston Road [Leigh Meccay, President, Weston Historical Society]

Leigh Meccay, came before the Commission and explained that currently, there are remnants of an old wooden sign indicating the entrance for the parking lot on 104 Weston Road. Ms. Meccay stated the proposal is to replace the current sign with a new metal parking sign measuring 24 inches by 24 inches, located 10 ft. 9in, in line with the utility pole. Ms. Meccay noted that the organization, Weston Historical Society will legally remain however when conducting further business, the organization will be rebranded as Weston History and Culture Center. Mr. Edgar stated he is a contributor to Weston Historical Society, also a former trustee of the society. Mr. Edgar explained that this should not preclude him from acting, stating full disclosure of any relationship he may have with the organization. Mr. Burns made a motion to approve the new sign pursuant to Section 350.3 of the Zoning Regulations, Weston Historical Society, 104 Weston Road [Leigh Meccay, President, Weston Historical Society] and Mr. Edgar seconded. All in favor, the motion carried (7-0).

Non-binding pre-application review: 12 Old Mill Road, Cobbs Mill Inn- Proposed Rooftop Project [

Klebar Siguenza] Ms. Korsh summarized the pre-application review process stating the process is pursuant to section 7-159B of the CT General Statutes which provides for a pre application review. Due to a misunderstanding, the applicant will present at a later date.

Discussion/Decision: Requests for Lot Development Bond Releases:

- a) **141 Lords Highway**
- b) **6 Hills End Lane**

Ms. Korsh made a motion to release the Lot Development Bond for 141 Lords Highway in accordance with the August 17, 2022 approval of the swale construction and Mr. Edgar seconded. All in favor, the motion carried (7-0).

Ms. Korsh made a motion to release the Lot Development Bond for 6 Hills End Lane in accordance with the September 9, 2022 email from Jon Conte indicating that all work is completed and the site is stabilized and Ms. Loucas seconded the motion. All in favor, the motion carried (7-0).

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Discussion con't: Appointment of Architectural Review Board Ms. Korsh summarized responses from five architecture firms who are interested in working with the Town of Weston. Ms. Kulikowski and Ms. Korsh will schedule preliminary meetings and continue to develop this matter.

Approval of Minutes: August 1, 2022: Mr. Burns made a motion to approve the minutes of the August 1, 2022 meeting and Ms. Korsh seconded the motion. Mr. Carlon, Ms. Loucas and Mr. Edgar abstained, the motion carried (4-0-3).

Ms. Loucas made a motion to adjourn the meeting and Mr. Reiner seconded. All in favor, the motion carried (7-0).

7:45 p.m. Meeting adjourned

Respectfully submitted,

Marina Zegarelli, Administrative Assistant