



**TOWN OF WINCHESTER**  
**PLANNING & ZONING COMMISSION**  
**Regular Meeting Agenda**

November 14, 2016  
P. Francis Hicks Room – 2nd Floor – 7PM

**1. Call to Order:**

**2. Roll Call:**

**3. Agenda Review:**

**4. Approval of Minutes:** October 24, 2016

**5. Public Hearing:**

**6. Unfinished Business:**

A. PZC #16-17 Zoning Regulation Change

Proposal: Return Section 10.6 of the Town of Winchester's Zoning Regulations

**7. New Business:**

A. PZC #16-19 Special Permit – 820 East Wakefield Boulevard, Map 044, Block 108, Lot 069&070 Applicant: Dawn Vanyo Owner: Dawn Vanyo Proposal: To Enclose Existing Porch.

B. PZC #16-20 Site Plan – 200 Price Road, Map 011, Block 150, Lot 046 Applicant: Master's Construction Corp. Owner: BNB Properties, LLC Proposal: Construction of 100'x120' Steel Building Addition & 39 Space Parking Lot to Replace Parking Lot Taken Up By New Addition.

C. PZC #16-21 Site Plan – 734 Main Street, Map 106, Block 047, Lot 013 Applicant: Beardsley & Memorial Library Owner: Beardsley & Memorial Library Proposal: Expand Current Parking Lot

**8. Communications:**

**9. Town Planner's Report:**

**10. Other Business:**

A. Northwest Hills Council of Governments – Plan of Conservation and Development

B. Architecture Review Committee

C. Ledgebrook Plaza Signage Discussion – PetValu

D. 41 Meadow Street – Discuss Existing – Non-Conforming Use List for Building

**11. Adjournment.**

**Craig Sanden - Chairman**  
**Barbara Wilkes - Vice-Chairman**  
**George Closson – Secretary**  
**Jerry Martinez, Art Melycher, Members**  
**Peter Marchand, Lee Thomsen Alternate**