

Received 7/10/26
10:36 AM Jodi Moore, ATC

**PLANNING & ZONING COMMISSION
REGULAR MEETING
Wednesday, July 1, 2026
7:00 P.M.
Third Floor Town Hall and via Zoom
MINUTES**

Call to order

Chairman DeFelice called the meeting to order at 7:00 p.m.

Roll Call

In attendance: Frank DeFelice, Janet Morganti, Josh Eddinger, Peter Lynch, Jim Piotrowski, Phil Augur, Trish Dynia, Chris Balay, James Martinelli

Absent: Kyle Mosher, Michael Fumiatti, John DeNunzio

Others in attendance: Robin Newton; Town Planner, other members of the public,

Seating of Alternates

Phil Augur seated for Michael Fumiatti

Amendments to Agenda

none

Approval of Agenda

A motion was made by P. Augur, seconded by C. Balay to approve the July 1, 2026 meeting agenda as presented. All aye, motion passed.

Receipt of Applications

- a) The Estate of Robert J. Rebeschi, 10 lot residential subdivision, David Rd

POCD Workshop

Reviewed Chapter 5: Historic and Cultural Assets. Noted grammatical corrections that will be made.

Discussed Historic District, language should note that some historic houses are not on Main Street. Suggested removing paragraph on churches and incorporating mentions of churches into first paragraph. Phil Augur suggested listing historic assets in chronological order. Briefly discussed cultural assets section and added information on William Kent. Made changes to sections to clarify historic details and update for current situation. Removed Grange building from list.

Reviewed Goals and Actions for Chapter 5. Removed Section D which states the Historic District Commission should encourage community events on the green and in the Historic District.

Reviewed Future Land Use Map. It was suggested that the fairgrounds be zoned commercial. Discussed adding a disclaimer that the map is future land use, not current. Robin Newton suggested the commission members markup the map with their suggestions to be discussed at a future meeting in August

Adjournment

A motion was made by J. Morganti seconded by P. Augur to adjourn. All aye, motion passed; meeting adjourned at 8:12p.m.

Respectfully submitted,
Nick Charest
Town Clerk, Recording Secretary

To View Zoom Recording:

https://us02web.zoom.us/rec/share/qy8no7sTidXoqnO5ULJY3plw_iKsWVyh9KqATiPQaJFqyMLDdORXm-QP2Q7uwUDK.nb-pWCKaN2tko6rn