



**TOWN OF SHERMAN
PLANNING & ZONING COMMISSION**
MALLORY TOWN HALL, 9 ROUTE 39 NORTH, SHERMAN, CT 06784

REGULAR MONTHLY MEETING AGENDA
MALLORY TOWN HALL
Thursday, March 5, 2026
7:00 PM

CALL TO ORDER:

OLD BUSINESS: None

NEW BUSINESS:

Special Permit Application- Home Occupation- Jayson, Marc- 6 Pinewood Shores (M: 52, L: 37)

PROPOSED: Catering Business; all in accordance with submitted business plan, floor plan (within the existing basement), and as depicted within the footprint location shown on a submitted survey entitled "Plot Plan Prepared for Joseph Capasso at Sherman, CT" Dated: October 5, 1981. Prepared by: John Farnsworth & Association. Zone B.

Application for an Amendment to the Existing Zoning Regulations- Sherman Artists Association-

PROPOSED: AMENDMENT TO THE CURRENT ZONING REGULATIONS, LAST AMENDED

AMEND: OCTOBER 31, 2025

ADD: May 1, 2026

AMEND- Section 610- Definitions-

ADD: ART GALLERY- Operated Not for Profit: An establishment operated by an organization registered with the IRS as a 501(c)(3) organization to foster community appreciation of the visual arts. The gallery may provide space for the exhibition and sale of art including fine arts and crafts, provide space for community to create art and run programs for the teaching of various arts disciplines and techniques. The gallery may conduct art openings and other events for fundraising and to promote the sale of art created by members and non-members of the organization. **Amendment Effective: May 1, 2026.**

CORRESPONDENCE:

Town of Kent- Notice of a proposed change to the current Zoning Regulations to include **Temporary Uses Section 9300.12**

APPROVAL OF MINUTES: P&Z Regular Monthly Meeting of February 5, 2026

LAND USE ENFORCEMENT OFFICER'S REPORT: February 2026 LUEO Report

PUBLIC COMMENT:

APPROVAL OF LEGAL BILLS: Halloran & Sage- Invoice # 11488267

COMMITTEE REPORTS:

CHAIRMAN REPORT: Discussion of 2026 Commission Goals

REGULATION REVIEW:

ADJOURNMENT:

DATED AT SHERMAN, CONNECTICUT THIS 26th DAY OF FEBRUARY, 2026
CHRISTIAN DACUNHA, CHAIR