

THOMASTON PLANNING & ZONING COMMISSION
158 Main Street Thomaston CT 06787 MEETING ROOM #1, 4th FLOOR
Regular Meeting Wednesday November 5th– 7:00 PM

Board Members

Ralph Celone Chairman
Tom Mueller Vice Chairman
Joseph Hartz Secretary
Michael Clarizio Regular Member
Brian Davis Regular Member
William Guerrera Alternate Member
Patrick Hyres Alternate Member

Agenda

1. Call to Order and Pledge of Allegiance:

2. Public Hearings:

- a. Short-Term Rental Regulations: Text Amendment for Short-Term Rentals
Applicant: Town of Thomaston Planning and Zoning Commission

3. Approval of Minutes:

- a. October 1st 2025

4. Old Business:

- a. Short-Term Rental Text Amendment
- b. Connecticut Municipal Development Authority

5. New Business:

- a. POCD Implementation

6. Communications:

- a. Pending FOI Updates: Nancy Griswold vs Planning and Zoning
- b. FOI Training Scheduling
- c. 2026 Meeting Schedule

7. Reports Of Officers, Staff, And Committees:

- a. Land Use Administrator Zoning Enforcement Report.
 - i. 172 South Main Street: Still in Violation
 - ii. 174 Elm Street: Outdoor Accumulations
 - iii. 310 South Main Street: Signs

b. Land Use Legal Budget Review

November 3, 2025
02:50 PM

TOWN OF THOMASTON
2026 Detail Expenditure Year Analysis

Page No: 1

Range of Accounts: 001-60-616-520-305 to 001-60-616-520-305 Include Cap Accounts: Yes As Of: 11/03/25
Skip Zero Activity: Yes

NOTE: This report includes ONLY activity originally Budgeted/Charged to Budget Year 6.

Prior Year Budgeted/Encumbered/Payable amounts rolled to Budget Year 6 have been EXCLUDED.

Account No	Description	Budgeted	Transfers	Encumber	Net Expd/Reimb	Payable	Balance YTD	%Used
001-60-616-520-305	PROF & TECH SVC - LEGAL	30,000.00	0.00	16,580.00	8,920.00	0.00	4,500.00	85
Control: NOC	Total	30,000.00	0.00	16,580.00	8,920.00	0.00	4,500.00	85
Department: 616	HOUSING, LAND USE & DEVELOPMENT Total	30,000.00	0.00	16,580.00	8,920.00	0.00	4,500.00	85
Fund: 001	GENERAL FUND Budgeted Total	30,000.00	0.00	16,580.00	8,920.00	0.00	4,500.00	85
Fund: 001	GENERAL FUND Non-Budgeted Total	0.00	0.00	0.00	0.00	0.00	0.00	0
Fund: 001	GENERAL FUND Total	30,000.00	0.00	16,580.00	8,920.00	0.00	4,500.00	85
Final Budgeted		30,000.00	0.00	16,580.00	8,920.00	0.00	4,500.00	85
Final Non-Budgeted		0.00	0.00	0.00	0.00	0.00	0.00	0
Final Total		30,000.00	0.00	16,580.00	8,920.00	0.00	4,500.00	85

8. Executive Session:

9. Action Regarding items discussed in Executive Session

10. Adjournment

Respectfully Submitted,
Jeton Adili
Land Use Administrator