



**Town of Winchester
PLANNING AND ZONING COMMISSION**

July 27, 2026 – 7:00 PM

Town of Winchester Town Hall
338 Main Street – 2nd Floor – Francis P. Hicks Room

Commission Members:

Willard Platt, Chairman	Rista Malanca
Peter Marchand, Vice Chairman	Charlene LaVoie, Alternate
John Cooney, Secretary	Scott Eisenlohr, Alternate
Adam Quagliaroli	Vacancy, Alternate

REGULAR MEETING AGENDA

- 1. Call to Order, Roll Call, and Seating of Alternates**
- 2. Agenda Review**
- 3. Public Comment** *(not related to agenda items)*
- 4. Public Hearings** *(new)*
 - A. [PZC-26-12](#)
Applicant: Peter Alcantra
Location: 191 Spencer Hill Rd. (Zone: RR)
Proposal: Home Occupation – Landscaping Administrative Office
- 5. Public Hearings** *(continued)*
 - A. [PZC-26-14](#)
Applicant: Sandra Ursone
Location: 208 Perch Rock Rd (Zone: HL)
Proposal: Special Permit for Fence
- 6. Old Business**
 - A. [PZC-26-14](#)
Applicant: Sandra Ursone
Location: 208 Perch Rock Rd (Zone: HL)
Proposal: Special Permit for Fence
 - B. [PZC-26-12](#)
Applicant: Peter Alcantra
Location: 191 Spencer Hill Rd. (Zone: RR)
Proposal: Home Occupation – Landscaping Administrative Office
- 7. New Business**
- 8. Other Business**
 - A. Discussion: Marina Related Regulations
- 9. Approval of Minutes**
 - A. July 13, 2026 Regular Meeting
- 10. Communication**
- 11. Adjournment**



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Future Public Hearings:

August 10, 2026

A. [PZC-26-15](#)

Applicant: Martin J. Connor on behalf of Albert & Melissa Landry

Location: Section 415-42A [New] and Use Table

Proposal: Text Amendment to allow Wood Processing as a SUP in RR Zone