

**ACTIONS
OF THE TOWN OF MANCHESTER
PLANNING AND ZONING COMMISSION
FOR THE MEETING OF
SEPTEMBER 15, 2008**

MEMBERS PRESENT: Eugene Sierakowski Eric Prause (sitting)
Joseph Diminico
Kevin Dougan
Salvatore Mancini

TOWN OF MANCHESTER PLANNING AND ZONING COMMISSION

Zoning Regulation Amendments to Article II Section 19 – Flood Plain Zone (T-479)

MOTION: Mr. Diminico moved to approve the zoning regulation amendments to be effective September 24, 2008. Mr. Mancini seconded the motion and members Sierakowski, Diminico, Dougan and Mancini voted in favor. Member Prause abstained from voting.

BANK OF AMERICA

1438 Pleasant Valley Road

Special Exception (B-290)

MOTION: Mr. Diminico moved to approve the special exception. Mr. Dougan seconded the motion and all members voted in favor.

ROCKVILLE BANK

768 North Main Street

Special Exception Modification (R-120)

MOTION: Mr. Dougan moved to approve the special exception modification for the proposed change of material and color of fencing to Chesterfield CertaGrain Sierra Blend finish. Mr. Diminico seconded the motion and all members voted in favor.

MANDATORY REFERRAL REPORT

Closure of Vine Street as a public right of way (MR-0809)

MOTION: Mr. Diminico moved to make a favorable recommendation to the Board of Directors for the closure of Vine Street. Mr. Prause seconded the motion and all members voted in favor.

TOWN OF MANCHESTER PLANNING AND ZONING COMMISSION

Zoning Regulation Amendments at Article II Sections 1.00.02 (e), (f), (g), (h); 2.01.07, 2.02.02; 3.01.03, 3.02.01; 4.01.03, 4.02.02; 5.01.04, 5.02.02; 6.01.05, 6.02.04; 7.02.04, 7.03.03; 9.14.04 (a), (b), (c); 11.02.10; 12.02.09; 16.15.02 (d); and 24.02.01 (g) (T-477)

MOTION: Mr. Diminico moved to approve the zoning regulation amendments as presented, to be effective at the end of the appeal period. Mr. Dougan seconded the motion. Members Diminico, Dougan, Sierakowski and Mancini voted in favor, Mr. Prause voted against. The motion carried 4 to 1.

(OVER)

RECEIPT OF NEW APPLICATIONS

1. **TOWN OF MANCHESTER PUBLIC WORKS DEPT.** - St. John Street, Deepwood Drive, 346 Middle Turnpike West, 61 Ridgewood Street and 368 Broad Street – **Inland Wetlands Permit (T-480); Erosion Control Plan (T-481); Flood Plain Permit (T-482)** – Abandon sanitary sewer pump station and install new gravity sanitary sewer from St. John Street and Deepwood Drive to existing sewer trunk line at the Manchester Parkade.
2. **COMMUNITY BAPTIST CHURCH** - 585 East Center Street – **Special Exception (C-220)** – Construction of a one-way service drive and entrance pad to allow handicapped accessibility to building.
3. **SOUTH UNITED METHODIST CHURCH** - 1208 & 1226 Main Street – **Special Exception (S-212)** – parking lot improvements