



TOWN OF WILTON PLANNING BOARD
AGENDA

Meeting Location: Wilton Town Hall – Courtroom
November 2, 2016 @ **7:15 PM**

Board Membership: Chair Jeff Kandt, Vice Chair Sara Spittel, Alec MacMartin, Matt Fish, Neil Faiman, Tracey Ewing, Alternate Bart Hunter, Board of Selectmen Representative Kermit Williams

NRPC Representative Stephen Meno, and Clerk Elizabeth Morison.

- Call to Order
- *Public Hearing at 7:15 PM: A public hearing to comment on the draft Natural Resources, and Town Facilities and Services Chapters of the Town Master Plan. The effect of the proposed updates to the Master Plan will be to inventory Town amenities and guide future land use practices for the Town. The chapters will be considered by the board for adoption.*
- *Public Hearing at 7:30 PM: Proposed Update of Wilton Land Use Laws and Regulations Appendix VII – Building Permit Fees. There will be a Public Review and comment on the proposed Building Permit Fee Schedule update. The proposed fees will be considered by the board for adoption.*
- Review Minutes 10-19-16
- Meeting with Select Board re Change of Use and Accessory Dwelling Units
- Main Street Parking
- Procedure for marking “N/A” on applications
- Rules of Procedure: Conditional Approvals, Notices of Decision and Right to Know Law
- Signature Block clarification
- Site Plan Regulation Reviews

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- Escrow Amount Updates and Refunds
- 2017 Budget Request is due 11/28
- CIP Membership
- Impact Fee Language on Plat Standards
- Other Business
- Adjournment

Agenda Items for Next Meeting:

- Continued Case: PB SP02 0816 – Benoit Mr. Benoit of Wilton Attic Finds (J-58) would like to expand into the lower level of the current business facility. (Conditionally Approved on 9/21/16) Rules of Procedure and Right to Know Law
- Continued Case: PB-SD05-0816 – Haithcock An application by John Haithcock to subdivide the H-94 into two residential lots on Mason Road. The zoning of the lot is Residential and Agricultural and the lot is outside the Wellhead Protection Area. The current lot is 4.778 acres and the proposed lots would be H-94-1 = 2.573 acres and H-94-2= 2.204 acres.
- Continued Case: PB-SP03-0916 – Lunn Rev. Robin R. Lunn (applicant) and the Dioceses of Manchester (owner) has submitted a Site Plan Review application to enable a proposed redevelopment of the historic church and rectory on Lot K-72, 47 Maple Street. Specifically proposed is a change of use from a church to a mix of uses (duplex residence, café, food pantry, co-working space, and event space) in the Residential District. The proposal includes off street parking, public water and sewer and an expansion of the existing building adding a new accessible entry way and vestibule.