



TOWN OF WARREN
PLANNING & ZONING COMMISSION
50 Cemetery Road, Warren, Connecticut

Regular Meeting Agenda
Lower Level Conference Room

Tuesday, March 7, 2023 at 7:00 pm

Participation by videoconference is available for those unable to attend, see below for login information

1. Call to Order, Roll Call, and Designation of Alternates
2. Items to be Added to Agenda *(if any, requires 2/3 vote)*
3. Approval of Minutes – Regular Meeting February 7, 2023
4. Correspondence Received
5. Public Hearings
 - a. ZPA #22-5 Paul Szymanski on behalf of Kickles, LLC / Kent Road & Brick School Road, Assessor's Map 21, Lot 27 / Special Exception for single-family home, driveway, and other site improvements / Special Exception is required per Section 22.0 *(received on January 3rd, Public Hearing opened on February 7th)*
 - b. ZPA #22-6 Paul Szymanski on behalf of Waramaug 159A, LLC / 159 No. Shore Road, Assessor's Map 45, Lot 15 / Special Exception for a single-family home, driveway, garage, spa, pergola, in-ground pool, and sport court / Special Exception is required per Section 22.0 *(received on February 7th)*
6. Old Business
 - a. ZPA #22-5 Paul Szymanski on behalf of Kickles, LLC / Kent Road & Brick School Road, Assessor's Map 21, Lot 27 / Special Exception for single-family home, driveway, and other site improvements / Special Exception is required per Section 22.0 *(possible decision)*
 - b. ZPA #22-6 Paul Szymanski on behalf of Waramaug 159A, LLC / 159 No. Shore Road, Assessor's Map 45, Lot 15 / Special Exception for a single-family home, driveway, garage, spa, pergola, in-ground pool, and sport court / Special Exception is required per Section 22.0 *(possible decision)*
 - c. Review of Home Business Regulations
 - i. Definition & Scope
 - ii. Process for Approval
7. New Business
 - a. Major Modification- 39 Arrowpoint Road – New single-family home w associated improvements to tree farm with dock
8. Other Business Proper
 - a. New alternate member
 - b. Commissioner Training– upcoming opportunities

9. Zoning Agent's Report

10. Opportunity for Public Comment

11. Adjournment

To join the meeting:

1. Go to www.zoom.us
2. Click on "Join a Meeting"
3. Enter the meeting ID listed below and click "Join"
4. Enter the Passcode when prompted

Meeting ID: 840 1078 4961

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