

**AGENDA**  
**PLANNING & ZONING COMMISSION**  
**TOLLAND, CONNECTICUT**

**Monday, November 14, 2011 at 7:30 p.m.**  
**6<sup>th</sup> Level – Council Chambers**

**1. Call to Order**

**2. Election of Officers**

**3. Public Comment**

Any Tolland resident wishing to ask a question, make a comment or put forward a suggestion may speak at this time. No business will be conducted for anyone until their issue appears on an agenda. Comments or questions concerning Public Hearing items will be accepted only during the Public Hearing.

**3. Public Hearing(s)**

- 3.1 **P&Z App. #815 – Richard W. Lee** – Request for a revision to the Zoning Regulations Section 8 to allow Multi-family Development in the Neighborhood Commercial Zone.
- 3.2 **P&Z App. #818 – Tolland Planning & Zoning Commission** – Proposed revisions to the Zoning & Subdivision Regulations concerning bonding to comply with Public Act 11-79.

**4. Action on Public Hearing(s)**

- 4.1 **P&Z App. #815 – Richard W. Lee** – Request for a revision to the Zoning Regulations Section 8 to allow Multi-family Development in the Neighborhood Commercial Zone. Commission to take action on the November 14, 2011 Public Hearing item.
- 4.2 **P&Z App. #818 – Tolland Planning & Zoning Commission** - Proposed revisions to the Zoning & Subdivision Regulations concerning bonding to comply with Public Act 11-79. Commission to take action on the November 14, 2011 Public Hearing item.

**5. Other Agenda Items**

- 5.1 Discuss and approve the proposed 2012 Regular Meeting Schedule
- 5.2 Discuss PZC Goals

6. **Approval of Minutes** – Approve minutes of October 24, 2011 Regular Meeting.
  
7. **Activities & Updates**
  - 7.1 Update on Page Property – Gehring & Cedar Swamp Roads
  
8. **Town Staff Comments**
  
9. **Announcements – Upcoming Meetings**
  
10. **Reading of Correspondence**
  
11. **Communications and Petitions from Commission Members**
  
12. **Public Participation**
  
13. **Adjournment**

**NOTE: ALL PUBLIC BUSINESS WILL BE CONDUCTED BY 11:00PM UNLESS WAIVED BY A VOTE OF THE COMMISSION.**

The Planning & Zoning Commission Public Hearing and Business Meeting will be held in the  
Hicks Memorial Municipal Center  
6<sup>th</sup> Level Council Chambers located at 21 Tolland Green, Tolland, CT  
commencing at 7:30 p.m.

**Any party needing an accommodation please contact the Development Group at 871-3601.**

The Town of Tolland is an Equal Opportunity Employer