



**Chester Planning and Zoning Commission**  
**Regular Meeting**  
**Thursday, April 13, 2023, 7:00PM**  
**Community Room, Town Hall, 203 Middlesex Avenue**

**Meeting Agenda**

1. Call to Order
2. Roll Call and Seating of Alternates
3. Audience of Citizens
4. Public Hearings – None
5. Old Business
  - a. Application for Special Exception - 85 Dock Road Continuance
  - b. Update on Gateway Conservation Zone – Tom Brelsford and Torrance Downs
  - c. RiverCOG Comprehensive Economic Strategy
  - d. Plan of Conservation and Development – Status of implementation
6. New Business- Guests or Members
7. Other – Guests or Members
8. Report of Officers and Subcommittees
9. Report of Zoning Compliance Officer
  - a. Status of Zoning Violation, Dock Road – Map 10, Lot 187
  - b. Butter Jones Violation – Progress report
  - c. Gateway Commission Observations at Ferry Landing
10. Legislative Update
11. Bills for Payment
12. Communications, receipt of new petitions, new Applications received after posting of Agenda
13. Approval of Minutes – March 9 meeting
14. Pending Litigation
15. Adjournment

All publicly available materials may be found at the following link:

**Town of Chester**  
203 Middlesex Avenue  
Chester Connecticut 06412



telephone: 860-526-0013  
facsimile: 860-526-0004  
web page: chesterct.com  
e-mail: info@chesterct.com

<https://tycheplans-my.sharepoint.com/:f:/p/jguszkowski/EtW-UcFoxWxIlW8Ho7ZHqvkBAIMboARiKmVkoJjigrAf2A?e=Ck10ok>

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