

**BOLTON PLANNING & ZONING COMMISSION**  
**SPECIAL MEETING**  
**7:30 PM, March 32, 2016**  
**Bolton Town Hall, 222 Bolton Center Road**

**Minutes & Motions**

**Members Present:** Chairman Eric Luntta, James Cropley, Neal Kerr, Jeffrey Scala, Arlene Fiano, Adam Teller, Christopher Davey (alternate), Thomas Robbins (alternate), Nancy Silverstein (alternate)

**Members Excused:** C. Preuss

**Staff Present:** Patrice Carson, AICP, Director of Community Development, Joyce Stille, Administrative Officer, and Sarah Benitez, Recording Secretary

1. **Call to Order:** Chairman Eric Luntta called the meeting to order at 7:32 pm.
2. **Approval of Minutes:**  
January 13, 2016: A. Teller moved to approve the minutes. J. Cropley seconded. Vote 9:0:0.
3. **Distribution/Discussion of Town Code of Ethics:** The PZC discussed the Code of Ethics distributed by J. Stille. A. Teller was concerned that the language of the code was unconstitutional because it establishes specific numbers of seats for Republicans, Democrats, and unaffiliated, without allowing for other parties. The Code has been reviewed by the town attorney.
4. **Presentation by Aliza Makuch, Project Coordinator, Plan4Health, EHHD Regarding Chart Program:**  
A. Makuch presented on the initiative to advance public health by working with town planning commissions. There will be open workshops on March 31, at the Town Hall Council Chambers in Mansfield, and on April 20, at the Coventry Town Hall Annex. Residents are encouraged to attend and can register through the Facebook page: <https://www.facebook.com/EHHDCHART/>.
5. **Resolution of Board of Finance:**  
A. Teller proposed a resolution of the PZC that the projects proposed by the Board of Finance Resolution do not require an 8.24 Town Meeting. J. Cropley seconded. Motion carried 9:0:0.
6. **Old Business:**
  - a. **DISCUSSION: Establish a POCD Implementation Committee:**  
The PZC agreed to hold responsibility for implementing the POCD and go through the BOS to bring in other boards. They discussed semi-quarterly meetings with representatives of the most listed leading groups and 2+2+2 representatives. The PZC will work on prioritization of the policies.
7. **Correspondence:**

Kevin Byam wrote to request an extension of a special permit for a site plan expiring this year. P. Carson will confirm if he will need an extension and the PZC agreed he can seek one if necessary. P. Carson also received an email from someone seeking to add a UHaul dealership – two parking spaces only – to the Valero gas station. The PZC discussed whether it could be considered accessory use to a gas station. They need more information and assurance as to the limited use of the UHaul spaces. P. Carson will research further and check with the DMV.

**8. Adjournment:** J. Scala moved to adjourn. J. Cropley seconded. Meeting adjourned at 8:51 pm.

Respectfully submitted,

*Sarah Benitez*

Sarah Benitez

PLEASE SEE MINUTES OF SUBSEQUENT MEETINGS FOR APPROVAL OF THESE MINUTES AND ANY CORRECTIONS HERETO.