

**STERLING PLANNING AND ZONING COMMISSION
SPECIAL MEETING
STERLING MUNICIPAL BUILDING
1183 PLAINFIELD PIKE, ONECO, CT
MONDAY, JULY 25, 2022
TIME: 7:30 P.M. – ROOM #15
AGENDA**

- I. CALL TO ORDER – ROLL CALL
- II. SEAT ALTERNATES
- III. AUDIENCE COMMENTS
- IV. APPROVAL OF MINUTES
- V. CORRESPONDENCE
- VI. UNFINISHED BUSINESS
 - a. Discussion Regarding Plan of Conservation and Development
 - b. Discussion Regarding New Cannabis Regulations as it Pertains to the Town (Senate Bill 1201)
 - c. Land Use Training (Section 9 of Public Act No. 21-29)
 - d. Affordable Housing Plan (Connecticut General Statute, Title 8, Chapter 126a, § 8 – 30j)
 - e. Accessory Dwelling Units (Substitute House Bill 6107 – Public Act No. 21-29)
- VII. NEW BUSINESS
 - a. Special Excavation Application by Charles Corson, Jr. for Property Located at 131 Church Street, Map 03828, Block 024, Map 0024
- VIII. AUDIENCE COMMENTS
- IX. ANY OTHER BUSINESS TO COME BEFORE THE PLANNING & ZONING COMMISSION
 - a. Commission Workshop:
 - 1) Roles of Commission Members
 - 2) Responsibilities
 - 3) Policies and Procedures
- X. EXECUTIVE SESSION TO DISCUSS 177 GIBSON HILL ROAD – aka – GIBSON PARK, LLC
- XI. ADJOURNMENT