



MINUTES OF PLANNING BOARD MEETING

Monday, May 1, 2023

WINDSOR TOWN OFFICE

Note: These minutes may not be considered an official public record until such time as they are read and accepted by the Planning Board Members.

Members present: Chair Carol Chavarie, Scott Farwell, Jeffrey Murch, Jerry Nault, Tom Squiers and alternate Dan West.

Others present: Town Manager Theresa Haskell, Windsor Select board member Ray Bates, Tom Reed, Caleb Coffin, Michael Murphy, Mallory Bussell, Justin Doades and Jennifer Doades.

Call to Order

The meeting was called to order at 7:00 p.m., by Chair Carol Chavarie.

Previous Meeting Minutes, Consideration & Action

Jerry Nault moved that the minutes from April 10, 2023 Special Planning Board meeting be accepted as written. Jeffrey Murch seconded, all approved, 5-0.

Public Comment—The Planning Board welcomed new alternate member Dan West.

Old Business — No Old Business

New Business—

Wedding Venue. Michael Murphy discussed his plan to create a 200-person capacity wedding venue at his property, know as the Whittaker Farm. He has had discussions with the State Fire Marshall's Office regarding fire code requirements. He has also discussed Windsor Building Code requirements with the Windsor CEO. The Planning Board determined that no Planning Board permits are required, and the project may go forward as long as all other required permits are obtained.

Choate and Shuman Road Subdivision. Caleb Coffin of Coffin Engineering presented a preliminary subdivision application and site plan map for a subdivision at the corner of Choate and Shuman Roads. The property owner, Nick Hall, had purchased 5.13 acres of a parcel owned by Bill McFarland. He divided that property into two 2+ acre parcels. By doing so he triggered the need for subdivision approval. The Planning Board reviewed the preliminary materials. Mr. Coffin will complete the application requirements and return to the Planning Board for final approval.

Three-sided shed. Justin and Jennifer Doades appeared before the Planning Board to discuss their intention to build a 30-foot by 25-foot three-sided shed on their property. Eventually they hope to use

the property as an educational facility. The Planning Board determined that no Planning Board permits are required, only a Windsor Building permit.

Adjournment— The meeting was adjourned at 7:41 p.m.

A Planning Board work session meeting is scheduled for May 8, 2023, at 7:00 pm.

The next regular Planning Board meeting is scheduled for Monday, August 7, 2023, at 7:00 pm,

Respectfully Submitted,
Scott Farwell, Secretary