

FIFTEEN ROPE FERRY ROAD
WATERFORD, CT 06385-2886



PHONE: 860-442-0553
www.waterfordct.org

AGENDA

Planning & Zoning Commission
Remote Access Only

June 23, 2026
6:30 p.m.

Join Zoom Meeting

<https://us02web.zoom.us/j/86574385665?pwd=DY0EM7qh7whDXhp59zxLaiQ17zahL5.1>

Meeting ID: 865 7438 5665

Passcode: 225208

One tap mobile

+13126266799,,86574385665#,,, *225208# US (Chicago)

+16465588656,,86574385665#,,, *225208# US (New York)

Meeting Documents

<https://www.waterfordct.org/AgendaCenter/Planning-Zoning-Commission-33/7#062320260476>

RECEIVED FOR RECORD
WATERFORD, CT
2026 JUN 18 P 12:28
ATTEST: David J. Langford
TOWN CLERK

ITEM #1 CALL TO ORDER/APPOINTMENT OF ALTERNATES

ITEM #2 APPROVAL OF THE May 12, 2026 MEETING MINUTES

ITEM #3 APPLICATION RECEIPT

#PL-26-12 Request of Elizabeth Malerba, Owner and Applicant for a Coastal Site Plan review and approval for a new single family home on property located at 8 Race Rock Road VR-7.5 Zone in accordance with Sections 6A.4.1 and 25.4 of the Zoning Regulations and as shown on plans entitled "Plan Showing Property of Elizabeth Malerba et. al. 8 Race Rock Road, Waterford, Connecticut" dated May 2026.

ACTION REQUIRED BY:

8/27/2026

ITEM #4 PUBLIC HEARING

#PL-26-11 Request of Mathon Fund I, Liquidating Trust, owner and applicant to change the Zone for a portion of the 188 acre parcel property located at 140 Waterford Parkway South from 1P-1 (General Industrial Park) to I-MF (Industrial – Multi Family) and R-40 (Low Density Residential) in accordance with Section 28 of the Zoning Regulations and shown on plans entitled "Request for Zone Change 140 Waterford Parkway South Prepared for Mathon Fund I, Liquidating Trustee, Owner/Applicant Proposed Zone Change Plan" dated 5/5/26.

PUBLIC HEARING MUST OPEN BY:

7/16/2026

ITEM #5 APPLICATION REVIEW

#PL-26-12 Request of Elizabeth Malerba, Owner and Applicant for a Coastal Site Plan review and approval for a new single family home on property located at 8 Race Rock Road VR-7.5 Zone in

accordance with Sections 6A.4.1 and 25.4 of the Zoning Regulations and as shown on plans entitled "Plan Showing Property of Elizabeth Malerba et. al. 8 Race Rock Road, Waterford, Connecticut" dated May 2026.

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ITEM #6 ADMINISTRATIVE REVIEW

ITEM #7 CORRESPONDENCE

ITEM #8 COMMISSION BUSINESS
A. Review of past months' and ongoing projects
B. Upcoming projects

ITEM #9 ADJOURNMENT

Cassandre Grote
Recording Secretary