

# Planning & Zoning Commission

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54 East Main Street  
Clinton, Connecticut 06413

Public Hearing  
November 7, 2016

## Minutes

Present: G. Bousquet, Chairman; C. Goupil, T. Guerra, A. Kravitz, A. Moore, A. Singh and A. Richards

Absent: M. Knudsen, Vice Chairman; C. Aniskovich, Secretary; E. Alberino, M.E. Dahlgren, and C. Neri

Also Present: Eric Knapp, Zoning Enforcement Officer

Chairman Gary Bousquet called the meeting to order at 7:07 p.m. Alternate Andrew Richards was seated for Edward Alberino. Assistant Secretary Timothy Guerra read the Legal Notice of Public Hearing.

1. AR 16-113: Proposed Amendment to the Zoning Regulations: Amendment to Section 23: Districts and Section 25: Lot Requirements – Standards. Relocation of text relating to lot standards from Section 23: Districts to Section 25: Lot Requirements – Standards. Deletion of terms no longer utilized in the Regulations.

Assistant Secretary read the Correspondence List and the August 22, 2016 letter from Carol Szymanski, DEEP/OLISP into the record.

Eric Knapp, Zoning Enforcement Officer, gave a brief presentation on the proposed amendment.

### Testimony

John Olsen, 101 Pratt Road  
Maurice Carr, 9 Osprey Commons

Changes were suggested to Section 25.5 for clarification.

Kravitz **moved** to close the public hearing for AR 16-113: Proposed Amendment to the Zoning Regulations. Guerra **seconded** the motion.

In Favor: Goupil, Guerra, Kravitz, Moore, Singh and Richards

In Opposition: None

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Abstentions: None  
Not Voting: Bousquet (Chairman)  
The motion **carried**: 6-0-0-1.

2. AR 16-115: Proposed Amendment to the Zoning Regulations: Adoption of Section 24.3: Schedule of Uses for the MSD-1 Floating Zone to specify which uses are allowed in the MSD-1 Zoning District.

Assistant Secretary Timothy Guerra read the Correspondence List into the record. Eric Knapp, Zoning Enforcement Officer, gave a brief presentation.

Testimony

John Olsen, 101 Pratt Road  
Maurice Carr, 9 Osprey Commons

It was noted that the list of uses should be removed from Section 21 if this amendment is enacted.

There was a discussion regarding Transit Oriented Development uses.

Singh **moved** to continue the public hearing for AR 16-115: Proposed Amendment to the Zoning Regulations on Monday, December 5, 2016 at 7:00 p.m. Goupil **seconded** the motion.

In Favor: Goupil, Guerra, Kravitz, Moore, Singh and Richards  
In Opposition: None  
Abstentions: None  
Not Voting: Bousquet (Chairman)  
The motion **carried**: 6-0-0-1.

3. AR 16-114: Proposed Amendment to the Zoning Regulations: Rearrangement of Zoning Regulations to place like terms together and to sequence the Regulations in an order more related to how an applicant uses the Regulations.

Assistant Secretary Timothy Guerra read the Correspondence List into the record. Jullie Pudem, Land Use Technician, gave a brief presentation.

There was no testimony from the public.

Moore **moved** to close the public hearing for AR 16-114: Proposed Amendment to the Zoning Regulations. Guerra **seconded** the motion.

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In Favor: Goupil, Guerra, Kravitz, Moore, Singh and Richards  
In Opposition: None  
Abstentions: None  
Not Voting: Bousquet (Chairman)  
The motion **carried**: 6-0-0-1.

Kravitz **moved** to adjourn the meeting. Singh **seconded** the motion.

In Favor: Goupil, Guerra, Kravitz, Moore, Singh and Richards  
In Opposition: None  
Abstentions: None  
Not Voting: Bousquet (Chairman)  
The motion **carried**: 6-0-0-1.

The meeting adjourned at 8:15 p.m.

Respectfully submitted,

Julia N. Pudem  
Clerk