

**SPECIAL MEETING AGENDA
FOR THE EASTON PLANNING AND ZONING COMMISSION
CONFERENCE ROOM A, EASTON TOWN HALL, 225 CENTER ROAD, EASTON, MONDAY,
OCTOBER 16, 2017 AT 5:30PM**

EXECUTIVE SESSION:5:30PM

Pursuant to CT General Statutes Section 1-225 The Planning and Zoning Commission has scheduled an Executive Session to discuss pending litigation:

THE COALITION TO SAVE EASTON v. EASTON PLANNING AND ZONING COMMISSION;
SADDLE RIDGE DEVELOPERS, LLC and SILVER SPORT ASSOCIATES LP v. EASTON
PLANNING AND ZONING COMMISSION

REGULAR MEETING ITEMS TO FOLLOW CONCLUSION OF EXECUTIVE SESSION

ADMINISTRATIVE AND OTHER MATTERS:

1. Minutes of Regular Meeting September 25, 2017 of the Easton Planning and Zoning Commission
2. Request by Easton Country Day School for 6 temporary signs, 18' x 24", to advertise Easton Country Day School Open House, November 19, 2017, 12pm; Dates of use: 10/16/2017 to 11/19/2017.
3. ZEO Report
4. Request by ZEO for the determination of flood plain special permit requirement for 135 Redding Road
5. Discussion/approval of 2018 Calendar of Planning and Zoning Commission Meetings.
6. Correspondence

ITEMS FOR DISCUSSION AND/OR ACTION:

1. Discussion and/or action on the acceptance of Adirondack Trail, "Adirondack Estates" Subdivision; await maintenance bond estimate and "Agreement to Maintain Subdivision" – Await recommendation from the Town Engineer; received updated report.
2. Receipt of SP-17-02, Special Permit Application for Flood Plain, James and Deborah Carrier, 420 Black Rock Road, Easton, CT, for the installation of a 26' x 48' barn and associated access ramps within the 100 year flood plain as show on a plan entitled "Proposed Site Plan Prepared for Deborah Carrier, 420 Black Rock Tpke., Easton, CT, dated 8/24/17, revised per P&Z 10/2/17", prepared by James E. Quill P.E., Atlantic Consulting & Engineering, LLC, and Neal K. Jain, Land Surveyor. Set public hearing.
3. Receipt of SP-17-03, Special Permit Application for Proposed Installation of Phase II Solar Power Panels at Town- owned property, 515 Morehouse Road. Discussion and possible setting of public hearing.

TOWN PLAN OF CONSERVATION AND DEVELOPMENT 2017:

- (1) Affordable Housing Plan, mandated by PA 17-170. Discuss draft text to be incorporated in Town Plan 2017 as a new section within Chapter 4, entitled **Affordable Housing Plan For The Town of Easton, 2018-2023.**
- (2) GIS mapping for Town Plan 2017, including an enlarged map for Town Center area and refined sectional land use maps.
- (3) New draft text for Town Plan 2017 sections on population, public facilities, trails and greenways, a town center.

Preview of Commission Meeting Agenda, October 30, 2017, Community Room Easton Public Library, 691 Morehouse Road, Easton, CT

1. 7:30PM: **Public hearing** to discuss Public Act 17-155: "An Act Concerning Temporary Health Care Structures", including Section 1, Subsection (j) of the Act, allowing for a municipality to opt out of the provisions of the Act and Section 8-2(a) of the Connecticut General Statutes as amended by the Act.
2. State of CT Proposed Water Plan. For discussion and response (Executive Summary, including GOALS, has been distributed for your review).
3. Draft final text and mapping for proposed Town Plan of Conservation and Development 2017.