

THE EASTON PLANNING AND ZONING COMMISSION REGULAR MEETING AGENDA
MONDAY, JUNE 22, 2020 AT 7:00PM Location: Virtual Meeting via Zoom

Meeting ID: 593 131 3978

Password: 5678

Phone in Number: 929-205-6099

<https://zoom.us/j/5931313978?pwd=emNlejd0L3EvWwXN0eUWtUUFkN3MwUT09>

Call to Order

- | | |
|---|---|
| <input type="checkbox"/> Chairman – Robert Maquat | <input type="checkbox"/> Alternate Member – Alison Sternberg |
| <input type="checkbox"/> Vice Chairman – Raymond Martin | <input type="checkbox"/> Alternate Member – Walter Kowalczyk |
| <input type="checkbox"/> Secretary – Ross Ogden | <input type="checkbox"/> Alternate Member – Jay Habansky |
| <input type="checkbox"/> Member – Wallace Williams | <input type="checkbox"/> Land Use Director – Justin Giorlando |
| <input type="checkbox"/> Member – Thomas Maisano | <input type="checkbox"/> Land Use Assistant – Margaret Anania |

PUBLIC HEARING: 7:00PM

SP-20-01, Special Permit Application, Submitted on behalf of Daniel Perlicki, 20 Todds Way, by Pro Custom Solar, LLC dba Momentum Solar, to install ground-mounted solar array, as depicted on a site map dated 1/16/2020, last revised 3/05/2020, prepared by licensed architect, Daniel W. Dunzik, for Momentum Solar. A copy of the application is on file in the office of the Easton Town Clerk and on the Town web-site attached to the legal notice posted by Planning and Zoning.

Review and Approval of Minutes

- Minutes of Regular Meeting June 8, 2020 Easton Planning and Zoning Commission

Zoning Enforcement Report:

- Letter sent to Durelle M. and R. Scott Green, 235-245 Staples Road, regarding response.
- Zoning Violation for 120 Maple Road – Section 3310, Parking, Commercial Vehicles
- Zoning Violation for 45 Westport Road – Section 3500 and 5100, Home-based businesses – Update on status of violation
- Zoning Violation, 740 Stepney Rd/15 Hayes St - Section 3310, recreational vehicle storage. Update on status of violation
- Zoning Violation for 77 Wintergreen Drive – Section 3320, Rooming House and Section 5320, Rooming House.

Unfinished Business:

- **Adjudication – Subdivision Application 19-01**, Record Subdivision Map Prepared for Stefan Abelin, #40 Far Horizons Drive, Easton, CT. Public Hearing closed May 18, 2020 – *Discussion and possible action*
- **Zoning Amendment Sections 3250.7 & 5340** – Add “Managed Residential Home” as a permitted principal structure and use (Justin Giorlando) – Review of draft amendment
- **Zoning Amendment Section 3310 Parking, 3. Commercial Vehicle Storage** – Review of draft amendment
- **Grant Application** – TAP Grant; pending DOT review (Justin Giorlando)
- **GIS Project** – Create GIS portals for Open Space, Agri-Tourism, and Trails/Bikeways – Identify Parcel IDs (Justin Giorlando)

New Business:

- Review Subdivision Regulations

Announcements/Correspondence:

- Transportation Technical Advisory Committee Meeting – Summary (Justin Giorlando)

Adjournment