



TOWN OF WARREN
PLANNING & ZONING COMMISSION

Regular Meeting
Tuesday March 8, 2022 7:30PM

Call to Order and Designation of Alternates

Mr. Chairman called the meeting to order at 7:30 pm. Present were Mr. Jack Baker, Mr. Prindle, Ms. Schnell, Ms. Oullette and Alternate Mr. Sandberg seated for Mr. Corrollo. Absent were Mr. Papp, Mr. Corrollo, Dr. Sahadevan Fossland, Mr. Curtiss. Ms. Mansfield joined the meeting during item 3.

2. Items to be Added to the Agenda

None.

3. Discuss possible change to 2022 Regular Meeting Schedule (Date/Time)

A discussion was held regarding adjusting the meeting schedule due to Ms. Mullen's schedule. Mr. Sandberg made a MOTION to move the regular meetings to the first Tuesday of every month at 7:30pm, Mr. Prindle SECONDED the motion. A vote was held, all were in favor. The MOTION CARRIED.

4. Public Hearings

a. None (See Memorandum A Attached)

110 Rabbit Hill Rd, Accessors Map 5 Lot 4, applicant Brian Neff on behalf of Amy Walsh and William Walker. The application was considered to require a special exception however after review by Ms. Mullen it had been determined it did not require special exception. Mr. Chairman read a letter for the record regarding such. Mr. Prindle MADE A MOTION to move the application 110 Rabbit Hill Rd to land-use staff for review, Mr. Sandberg SECONDED the motion. A vote was held, all were in favor, the MOTION CARRIED.

5. Approval of Minutes February 8, 2022

Ms. Schnell MADE A MOTION to approve the minutes from February 8 2022, Mr. Prindle SECONDED the motion. A vote was held, all were in favor, the MOTION CARRIED.

6. Old Business

a. None

7. New Business

a. **Election of possible new alternate commission member to fill Zimet vacancy**

Mr. Chairman stated there still exists vacancies which are greater than 30 days and therefore a selectman needs to appoint a commission member, however commission members can refer nominations. Mr. Zimet's vacancy was filled by Ms. Mansfield.

b. **Discussion involving possible second driveway at (see Memorandum B attached)**

A discussion was held regarding the zoning regulations as the property owners of 25 Town Hill Road are inquiring about adding a second driveway. Mr. Chairman stated that based on the planning and zoning regulations they would not be able to approve a second driveway and that the application would have to go to Zoning Board of Appeals. Mr. Chairman read a letter from Ms. Mullen for the record. The application discussed was neither approved nor denied, Ms. Schnell MADE A MOTION to move the application the ZBA, Mr. Sandberg SECONDED the motion. A vote was held, all were in favor, the MOTION CARRIED.

8. Other Business Proper

a. **Discussion of "Opting out of Certain Provisions of PA 21-29" and review of attorney drafted**

"Proposed Amendment to Warren Regulations" re same

Mr. Sandberg MADE A MOTION to table item A until Ms. Mullen was present to discuss the provisions, Mr. Prindle SECONDED the motion. All were in favor, the MOTION CARRIED.

b. **Discussion of proposed budget FY 2022-2023**

A discussion was held regarding the budget for FY 2022-2023. Mr. Sandberg MADE A MOTION to make an operating budget request in the amount of \$8,150.00 and zoning regulation review/training in the amount of \$7,000.00. Mr. Prindle SECONDED the motion. A vote was held, all were in favor. The MOTION CARRIED.

c. Update on status of request for proposals for zoning documents

Ms. Schnell made a MOTION to move item C. to the next meeting, Ms. Oullette SECONDED the motion. All were in favor, the MOTION CARRIED.

d. Review of current land use fees and need for revisions and increases

Mr. Chairman MADE A MOTION to table item D. to the next regular meeting, Mr. Sandberg SECONDED the motion. All were in favor, the MOTION CARRIED.

9. Correspondence Received

None.

10. Opportunity for Public Comment

Mr. Tammen, 50 Curtiss Rd. Mr Tammen stated that the commission should request \$10,000.00 for training.

Mrs. Tammen, 50 Curtiss Rd. Mrs. Tammen stated that \$8,150.00 should be rounded. Mrs. Tammen asked if there were legal fees added to the budget and stated the commission should look into if legal fees would be anticipated. Mrs. Tammen stated that she believed last year the commission was not asked to break down the budget last year.

Mr. Connor stated that zoning fees in general are not created to 'break even', the purpose is the encourage people to obtain the permits. Mr. Connor stated the main funds come in on the building side with building permits. Mr. Connor stated that \$60.00 of every zoning permit goes to the state of CT.

11. Adjournment

Mr. Prindle MADE A MOTION to adjourn, Ms. Schnell SECONDED the motion. All were in favor, the MOTION CARRIED.

Respectfully Submitted,

Melissa Brown
Recording Secretary
Town of Warren
3/14/2022

Zoom Link:

https://us06web.zoom.us/rec/play/1bOLtoQE-V5D5uxjyPrjx1gpxXmfNbjd6xcHpwP_ppWsr3ehByZEHHhdB7r7z-q8tStZwcSqtBInyFmb.GUErDjwZRWqd-8fO?continueMode=true&_x_zm_rtaid=5-A0nZ2oTmK9G3s2a7VCzQ.1647263327673.35d4d0b45a79e694e2e28d9679354ef9&_x_zm_rhtaid=732