

THURSDAY, NOVEMBER 2, 2023 – 6:00 P.M
PLANNING AND ZONING COMMISSION
BOROUGH OF STONINGTON
26 CHURCH STREET
STONINGTON, CT 06378
REGULAR MEETING – APPROVED MINUTES

CALL MEETING TO ORDER: Meeting called to order at 6:0 p.m.

ROLL CALL: Present: Collette, Fiore, Carr, Maranell, Murray, Razzano. Staff: Zanarini

APPROVAL OF MINUTES: Minutes of the September 7, 2023 meeting. Motion to approve by Maranell, seconded by Carr. Motion carried unanimously.

ADDITIONS TO THE AGENDA: none

PUBLIC COMMENT (items not on the agenda): none

PUBLIC HEARING:

Application #P23-51 – 26 Church Street – Borough of Stonington PZC Applicant; Borough of Stonington, Owner – Zoning Regulation Amendment for Accessory Dwelling Units.

Discussion for revisions to proposed regulation include:

- Existing non-conforming residences having an interior ADU.
- Add tourist home to 1.g.
- Add full bathroom facilities to Definitions (B).
- More discussion needed to define “short term rentals” and “vacation stays.” Restrictions for owner occupancy, and considering an ADU as an affordable housing requirement with deed restrictions.

Public hearing continued to the December meeting.

NEW BUSINESS: Application received: #P23-52 – 11 Water Street. Site Plan/Design Review will be on the December 7, 2023 agenda

OLD BUSINESS: none

ZONING OFFICER’S REPORT: Update on ZBA appeal of 11 Water Street.

ADJOURNMENT: Meeting adjourned at 8:00 p.m.

Respectfully submitted,

Tom Zanarini, CZEO
Zoning Official