

THURSDAY FEBRUARY 5, 2026 – 6:00 P.M.
PLANNING AND ZONING COMMISSION
BOROUGH OF STONINGTON
26 CHURCH STREET
STONINGTON, CT 06378
REGULAR MEETING – DRAFT MINUTES

CALL MEETING TO ORDER: Chair Errichetti called the meeting to order at 6:00 p.m.

ROLL CALL: Johnson, Errichetti, Carr, Razzano, (Fiore @ 6:11 p.m.). Staff: Zonarini, Attorney Avena

APPROVAL OF MINUTES: Minutes of the December 4, 2025 Meeting (no quorum at January 8 meeting).
Motion to approve as presented by Razzano, seconded by Carr. Motion carried 4-0 (Fiore not yet present).

PUBLIC COMMENT (items not on the agenda): none

SITE PLAN REVIEW: none

DISCUSSION: Zoning Regulation Amendment discussion. Jim Butler presented proposed zoning amendments for Sections 2.4.3 (reasonable accommodations under the Americans with Disabilities Act). Article 9 for Site Plans, Article 10 for Special Permits, Article 11 for Administration and Procedures, Article 12 for Amendments to Zoning Regulations and Zoning Map, and Article 13 for Zoning Board of Appeals.

OLD BUSINESS: none

NEW BUSINESS: Election of Officers:

Chairperson: Errichetti nominated by Johnson, seconded by Fiore. Motion carried 5-0.

Vice-Chairperson: Fiore nominated by Errichetti, seconded by Johnson. Motion carried 5-0.

Secretary: Razzano nominated by Carr, seconded by Johnson. Motion carried 5-0.

ZONING OFFICER'S REPORT: Staff presented the site plan conditions for permit P26-01, 7 Water Street for exterior lighting.

ADJOURNMENT: Motion to adjourn by Fiore, seconded by Johnson. Motion carried 5-0. Meeting adjourned at 7:30 p.m.

Next meeting: Thursday, March 5, 2026 at 6:00 p.m.

Respectfully submitted,

Tom Zonarini, CZEO
Zoning Official