

ENFIELD PLANNING AND ZONING COMMISSION
LIVE REGULAR MEETING
MINUTES
Thursday, July 28, 2022 – 7:00 p.m.
ENFIELD TOWN HALL - COUNCIL CHAMBERS
820 ENFIELD STREET - ENFIELD, CT

RECEIVED
ENFIELD TOWN CLERK
2022 AUG -4 AM 9:26
Sharon Bailey

Call to Order & Pledge of Allegiance

Chairman Fiore called the meeting to order at 7:00 PM.

Roll Call

Commissioner Petronella took the roll and present were Commissioners Lewis Fiore, Virginia Higley, Kenneth Hilinski, John Petronella, Linda DeGray, Kiran Majmudar, Frank Alaimo, and Alternate Commissioners Christian D'Antonio, and Nicles Lefakis. Absent was Commissioner Vinnie Grillo.

Also present was Lauren Whitten, Director of Development Services.

Approval of Minutes

- a. July 14, 2022 – Regular Meeting

Motion: Motion to approve the July 14, 2022 Regular meeting minutes made by Commissioner Higley; seconded by Commissioner DeGray and approved by a vote of 7-0-0.

Town Attorney Report

Commissioners are in receipt of the latest report and are encouraged to review at their leisure.

Public Participation

None.

Bond Releases

None.

New Public Hearings

- a. **PH# 3044ZA-** Zoning Regulation Text Amendment for Section 5.50.1 to allow a second curb cut for a "service" drive in the BP Zone.

Commissioner Fiore notified the Commissioners that the application for the text amendment was withdrawn by the applicant.

- b. **PH# 3043- 78** Park Avenue - Special Use Permit Application for new construction of a duplex home; Onyx Building & Remodeling, LLC, Applicant Lori Longhi, Owner; Map 39/Lot 4; R-33 Zone.

Commissioner Fiore notified the Commissioners that this applicant requested an extension to the

September 8th, 2022 meeting.

Old Public Hearings

a. **PH#3040MA** - 1297 Enfield Street- Zone change request from HR-33 to SDD; Felician Sisters of North America Real Estate Trust, Applicant/Owner; Map 49/Lot 2; HR-33 Zone.

No discussion due to an illness within the applicant's team. Further, the applicant is requesting an extension to the September 8, 2022 meeting.

Motion to grant extension made by Commissioner Alaimo; seconded by Commissioner Hilinski and approved by a vote of 7-0-0.

New Business

None.

Old Business

None.

Correspondence

Ms. Whitten notified the Commissioners and public of the location change for the POCD Open House. All with an interest in the future of Thompsonville are encouraged to attend. Commissioner Majmudar encouraged the commissioners to volunteer during some portion of the event.

Commissioner's Correspondence

Commissioner Fiore reminded the public that the next scheduled meeting is on September 8, 2022.

Director of Planning Report

Ms. Whitten notified the Commissioners that the end of the yea will be focused on the end of POCD and the review of the zoning regulations. Commissioner Fiore noted that there was discussion during the POCD meeting of the modification of the zoning regulations.

Opportunities/Unresolved Issues

None.

Receipt of Applications

None.

Adjournment

Motion to adjourn made by Commissioner DeGray; seconded by Commissioner Higley and approved by a vote of 7-0-0.

The meeting was adjourned at 7:11 PM.

Prepared by: Rebecca Jones

Respectfully Submitted,

John Petronella, Secretary