

VOTES OF THE MEMBERS PURSUANT
TO CGS, SECTION 1-255 (A)
ENFIELD PLANNING AND ZONING COMMISSION
SPECIAL MEETING
THURSDAY, JANUARY 13, 2022 – 6:00 PM
ENFIELD TOWN HALL – COUNCIL CHAMBERS
820 ENFIELD STREET – ENFIELD, CT

Call to Order & Pledge of Allegiance

Commissioner DeGray called the meeting to order at 6:00 PM.

Roll Call

Commissioner Higley took the roll and present were Commissioners Lewis Fiore, Virginia Higley, John Petronella, Frank Alaimo, Linda DeGray, Kiran Majmudar and Alternate Commissioner Christian D'Antonio. Absent were Commissioner Anthony DiPace and Alternate Commissioners Vinnie Grillo and Nelson Correia.

Also present were Laurie Whitten, Director of Development Services, Ben Winter Assistant Town Planner.

Adjournment

Motion: Commissioner Higley made a motion, seconded by Commissioner Alaimo, to adjourn.

The motion passed with a unanimous vote.

Votes: 7-0-0

Note: Next Regular Meeting is January 27, 2022.

RECEIVED
ENFIELD TOWN CLERK
2022 JAN 14 PM 1:30
Shelby M. Bailey

AMENDED VOTES OF THE MEMBERS PURSUANT
TO CGS, SECTION 1-255 (A)
ENFIELD PLANNING AND ZONING COMMISSION
REGULAR MEETING
THURSDAY, JANUARY 13, 2022 – 7:00PM
ENFIELD TOWN HALL – COUNCIL CHAMBERS
820 ENFIELD STREET – ENFIELD, CT

Call to Order & Pledge of Allegiance

Mayor Bob Cressotti called the meeting to order at 7:00 PM.

Roll Call

Commissioner DeGray took the roll and present were Commissioners Lewis Fiore, Virginia Higley, John Petronella, Frank Alaimo, Linda DeGray, Anthony DiPace, Kiran Majmudar and Alternate Commissioner Christian D'Antonio. Absent were Commissioners Vinnie Grillo and Nelson Correia.

Also present were Laurie Whitten, Director of Development Services, Ben Winter Assistant Town Planner.

Elections and Review of Bylaws

Commissioner Higley nominated Lewis Fiore as Chairman, seconded by Commissioner Alaimo.

Commissioner Higley made a motion, seconded by Commissioner DeGray to appoint Commissioner Lewis Fiore as Chairman.

The motion passed with a unanimous vote.

Votes: 8-0-0

Commissioner DeGray nominated Virginia Higley as Vice Chairman, seconded by Commissioner DiPace.

Commissioner DeGray made a motion, seconded by Commissioner Majmudar to appoint Commissioner Virginia Higley as Vice Chairman.

The motion passed with a unanimous vote.

Votes: 8-0-0

Commissioner Higley nominated Linda DeGray as 2nd Vice Chairman, seconded by Commissioner Majmudar.

RECEIVED
ENFIELD TOWN CLERK
2022 JAN 18 PM 1:13
Sharon B. Bell

Commissioner Higley made a motion, seconded by Commissioner DeGray to appoint Commissioner Linda DeGray as 2nd Vice Chairman.

The motion passed with a unanimous vote.

Votes: 8-0-0

Commissioner Petronella nominated Anthony DiPace as 2nd Secretary, seconded by Commissioner Majmudar.

Commissioner Higley made a motion, seconded by Commissioner DeGray to appoint Commissioner Anthony DiPace as Secretary.

The motion passed with a unanimous vote.

Votes: 8-0-0

Chairman Fiore seated Alternate Commissioner Christian D'Antonio.

Review of Bylaws

Commissioner Higley made a motion, seconded by Commissioner DeGray to table the review of bylaws until January 27, 2022.

The motion passed with a unanimous vote.

Votes: 7-0-0

Approval of Minutes

- a. December 9, 2021 – Regular Meeting.

Motion: Commissioner Higley made a motion, seconded by Commissioner DeGray, to approve the minutes of the December 9, 2021 Regular Meeting.

The motion passed with a 5-0-2 with Commissioners D'Antonio and Fiore abstaining.

Votes: 5-0-2

Bond Release(s)

- b. 135 Freshwater Blvd.

Motion: Commissioner DeGray made a motion, seconded by Commissioner Higley, to approve the bond release for 135 Freshwater Blvd.

The motion passed with a unanimous vote.

Votes: 7-0-0

c. 53 Manning Rd.

Motion: Commissioner DeGray made a motion, seconded by Commissioner Petronella, to approve to approve the bond release for 53 Manning Rd

The motion passed with a unanimous vote.

Votes: 7-0-0

New Public Hearing

a. **PH# 3021** – 9 Overhill Road – Special Use Permit application for accessory apartment; Peter and Kim Martyn, Owner(s); Peter Martyn, Applicant; Map 54/Lot 33; R-33 Zone.

Motion: Commissioner DeGray made a motion, seconded by Commissioner Higley, to accept the extension request PH# 3021 for 30 days.

The motion passed with a unanimous vote.

Votes: 7-0-0

b. **PH# 3022** – 21/23 Bailey Road – Special Use Permit application for construction and use of a two-family dwelling; Richard Zannoni, Owner/Applicant; Map 109/Lot 19&Lot 20; R-88 Zone

Motion: Commissioner Alaimo made a motion, seconded by Commissioner Higley, to close the public hearing.

The motion passed with a unanimous vote.

Votes: 7-0-0

Motion: Commissioner DeGray made a motion, seconded by Commissioner Higley, to approve PH# 3022 with one site specific condition.

The motion passed with a unanimous vote.

Votes: 7-0-0

c. **XZA# 3023-** Text Amendment to allow a new regulation for farm breweries, cideries, distilleries, and wineries; Town of Enfield, Applicant.

Motion: Commissioner Higley made a motion, seconded by Commissioner DeGray, to close the public hearing.

The motion passed with a unanimous vote.

Votes: 7-0-0

Motion: Commissioner DeGray made a motion, seconded by Commissioner Higley, to approve XZA# 3023.

The motion passed with a unanimous vote.

Votes: 7-0-0

New Business

- a. **SPR# 1880** – 243 Shaker Road – Site Plan Review for additional concrete pads and silos; Yankee Casting Company, Inc., Owner; Kevin Vecchiarelli, Applicant; Map 95/Lot 6; I-2 Zone.

Commissioner Majmudar accused himself

Motion: Commissioner Higley made a motion, seconded by Commissioner DeGray, to table SPR# 1880 to January 27, 2022 Regular Meeting.

The motion passed with a unanimous vote.

Votes: 6-0-0

Other Business

- a. Cannabis Regulation

Motion: Commissioner Higley made a motion, seconded by Commissioner DeGray, to table Cannabis Regulation.

The motion passed with a unanimous vote.

Votes: 7-0-0

Adjournment

Motion: Commissioner Higley made a motion, seconded by Commissioner DeGray, to adjourn.

The motion passed with a unanimous vote.

Votes: 7-0-0

Note: Next Regular Meeting is January 27, 2022.