

PLANNING AND ZONING COMMISSION REGULAR MEETING JUNE 10, 2009, 7:00 P.M.
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Acting Chair Richard Pelletier, Comm. James Fortuna, Comm. Barbara Plum, Comm. Les Adams, Comm. Ron Borelli, Comm. Catherine Johnson, Comm. Deborah Kleckowski, Comm. Carl Bolz, Comm. Quentin Phipps

MEMBERS
PRESENT

Comm. Nicholas Fazzino, Mayor Sebastian Giuliano, Ex-Officio, Asst. Dir. P.W. Robert Dobmeier, Ex-Officio

MEMBERS
ABSENT

Michiel Wackers, Deputy Director

STAFF

There was one (1) member of the public present. There is a word for word DVD recording of the meeting on file and available in the Planning Office

PUBLIC

There was no discussion.

ITEM 2
DISCUSSION

There were no Public Hearing Items.

ITEM 3
PUBLIC
HEARINGS

Comm. Ron Borelli questioned the request. Comm. Catherine Johnson indicated she was supportive of the request. On motion and second by Comms. Catherine Johnson and Les Adams the Commission scheduled a public hearing date of July 8, 2009 for a request for a change of use of a previously approved Special Exception for a daycare center at 9 Camp Street to a new use as a professional office. The motion passed with Acting Chair Richard Pelletier, Comm. James Fortuna, Comm. Barbara Plum, Comm. Les Adams, Comm. Deborah Kleckowski and Comm. Catherine Johnson in favor and Comm. Ron Borelli opposed. Applicant/agent Maryann Tedesco & Robert Jastrzemski SE97-10

ITEM 4.1
SCHEDULED P.H.
7/8/09 FOR A
REQUEST FOR A
CHANGE OF USE
OF A PREVIOUS-
LY APPROVED
SPECIAL EX-
CEPTION FOR A
DAYCARE CEN-
TER AT 9 CAMP
STREET TO A
NEW USE AS A
PROFESSIONAL
OFFICE

On motion and second by Comms. Ron Borelli and Les Adams the Commission scheduled a public hearing date of July 8, 2009 for a proposed Zoning Code text amendment to modify Section 44.08.30 Bed and Breakfast Uses and Section 60.02.30 Bed and Breakfast. Vote was unanimous. Proponent P&Z Comm. Z2009-3

ITEM 5.1
SCHEDULED P.H.
7/8/09 FOR A
PROPOSED ZON-
ING CODE TEXT
AMENDMENT
TO MODIFY SEC-
TION 44.08.30
BED AND
BREAKFAST
USES AND SEC-

TION 60.02.30
BED AND
BREAKFAST

A motion to approve the minutes of the May 27, 2009 regular meeting was made by Comm. Barbara Plum and seconded by Comm. James Fortuna. Comm. Catherine Johnson questioned if the spelling of Atty. Ceneviva's last name was correct. Comm. Deborah Kleckowski questioned the proposed Zoning Code text amendment on Bed and Breakfasts. Vote was unanimous.

ITEM 6.1
APPROVED THE
MINUTES OF THE
5/27/09 REGULAR
MEETING AS
AMENDED

Acting Chair Richard Pelletier opened up the nominations. A motion to nominate Comm. Deborah Kleckowski for Chair was made by Comm. Catherine Johnson. The motion failed with Comms. Les Adams, Deborah Kleckowski, Catherine Johnson, and Ron Borelli in favor. A motion to nominate Acting Chair Richard Pelletier for Chair was made by Comm. James Fortuna. The motion failed with Comms. Barbara Plum, James Fortuna and Richard Pelletier in favor

ITEM 6.2
ELECTION OF
OFFICERS

Michiel Wackers suggested working on the By-Laws that is before the commission and then reviewing the new proposed changes. Comm. Barbara Plum suggested handing out the new proposed changes and then going back to the By-Laws Subcommittee. Comm. Catherine Johnson suggested working on the By-Laws article by article and getting a consensus on what will be approved tonight. Comm. Barbara Plum indicated that she understood where Comm. Catherine Johnson was coming from and noted that her proposed changes numbered nine (9) pages that are rewrites of what is already proposed. Comm. Barbara Plum felt that to approve a document that is not complete is premature. Comm. Ron Borelli commented that he had attended the By-Laws Subcommittee meetings and thought it went excellent and suggested that the Commission should approve what came out of the committee and then go back to work in the new proposed changes. Comm. Deborah Kleckowski suggested taking what is in front of the Commission, review it, and see what changes come out of the review which would keep us from adopting the By-Laws. Comm. Barbara Plum noted that once incorporated, all the information allows an individual to understand the suggested changes in their context. Comm. Carl Bolz agreed with Comm. Ron Borelli. A motion to approve the By-Laws that came out of the By-Laws Subcommittee meeting and then go back to work in the new proposed changes was made by Comm. Barbara Plum and seconded by Comm. James Fortuna. The motion failed with Acting Chair Rich Pelletier, Comm. Barbara Plum and Comm. James Fortuna in favor and Comms. Les Adams, Catherine Johnson, Deborah Kleckowski, and Ron Borelli opposed. On motion and second by Comms. Deborah Kleckowski and Catherine Johnson the Commission agreed to proceed to review the By-Laws article by article and either accept or reject each one. Vote was unanimous. Dis-

ITEM 6.3
COMMISSION
BYLAWS

cussion ensued regarding the ability to discuss tabled items. Comm. Deborah Kleckowski suggested that a single document be made with all the proposed changes. Comm. Quentin Phipps commented that a new document is needed for public input and noted that he appreciated the work of the By-Laws Subcommittee. Comm. Carl Bolz indicated that a public hearing item had been scheduled for July 8, 2009 and suggested that the July 22, 2009 meeting be set aside for the By-Laws. On motion and second by Comms. Ron Borelli and Deborah Kleckowski the Commission scheduled the adoption of the By-Laws for the July 22, 2009 regular meeting. Vote was unanimous.

There was no discussion.

ITEM 6.4
OTHER COM-
MISSION AF-
FAIRS

Comm. Catherine Johnson handed out a copy of the presentation by Hamden Town Planner Leslie Creane from last month. Comm. Catherine Johnson indicated that the last input session has been re-scheduled for June 30, 2009 at 6:30 p.m., it will operate as an evaluation session, and noted that she would be at the Library on June 17, 2009 to let the public know about the date change.

ITEM 6.5
PLAN OF CON-
SERVATION AND
DEVELOPMENT

There was no discussion.

ITEM 8
DISCUSSION

On motion and second by Comms. James Fortuna and Ron Borelli the Commission adjourned the meeting at 8:12 p.m. Vote was unanimous.

ITEM
ADJOURNMENT

Respectfully submitted,

Michiel Wackers, AICP
Deputy Director