

Zoning Commission Meeting Agenda

Via Zoom

July 21, 2021 7:00 P.M.

Present: Patricia Hedenberg, Chairman, Elizabeth Thompson, Nick Huston, Peter Morris
Tina Lajoie-Alternate

Absent: Douglas Taylor

Also Present: Mayor Seney, Elaine Sistare, Town Administrator

Agenda:

Opened public hearing on Docket # 2021-04 Louis & Kristin Corsetti request for a Special Permit to operate a Private Daycare in accordance with Section 304 "Schedule of Uses and Districts" Table III-1 of the Town of Putnam Zoning Regulations. Property located at 225 Kennedy Drive, Town Assessor's Map 011, Lot 216, Zoned GC. The applicants were present and reviewed their hours of operation, number of employees and a proposed number of children using the facility. Hours of operation would be M-F 6:30-5:30 P.M. with drop off times being from 6:30 A.M. – 7:30 A.M and pick-up times from 4:30 P.M.- 5:30 P.M. There will be a total number of 25 employees with up to 100-125 children.

Motion by Nick Huston to close the public hearing, second by Elizabeth Thompson. ALL WERE IN FAVOR

Opened public hearing on Docket # 2021-05 Camille Benjamin request for a Special Permit for a Home Occupation in accordance with Section 706 "Customary Home Occupation" of the Town of Putnam Zoning Regulations to conduct individual therapy sessions. Property located at 32 Letters Street, Town Assessors Map 12, Lot 171, Zoned R-10. The applicant was present stating it would be clinical and usually 1 client at a time. The only time there would be 2 at a time would be a couple.

Motion by Nick Huston to close the public hearing, second by Peter McMorris. ALL WERE IN FAVOR.

Opened public hearing on Docket # 2021-06 Robyn Paquette request for a Special Permit in accordance with Section 501.7 of the Town of Putnam Zoning Regulations to change from 1 non-conforming use to another. The proposed retail business will consist of clothing, gift items, jewelry, tobacco and vape products. Property noted by location Town Assessors Map 011, Lot 65, Zoned I/IHOD. (Formerly Liliun Florist). Robyn Paquette owner of the property was present along with her future tenant Joseph Mell of Norwich, CT. Mr. Mell's hour of operation would be 7 days a week from 9-7-8 P.M.

Motion by Nick Huston to close the public hearing, second by Elizabeth Thompson. ALL WERE IN FAVOR

Regular Meeting:

Review the minutes of the May 19, 2021 meeting.

Motion by Elizabeth Thompson to accept the minutes, second by Nick Huston. ALL WERE IN FAVOR.

Correspondence: None

New Business: VOTE REQUIRED

Docket # 2021-04 Louis & Kristin Corsetti - Special Permit to operate a Private Daycare

Motion by Nick Huston to approve, second by Liz Thompson. ALL WERE IN FAVOR

Docket # 2021-05 Camille Benjamin - Special Permit for a Home Occupation individual therapy sessions.

Motion by Elizabeth Thompson to approve, second by Peter McMorris. ALL WERE IN FAVOR.

Docket # 2021-06 Robyn Paquette - Special Permit – Retail Business

Motion by Elizabeth Thompson to approve, second by Peter McMorris. ALL WERE IN FAVOR.

Other Business:

Attorney Roberts – Discussion on a proposed amendment to Section 304 for a temporary and limited moratorium on Cannabis establishments.

Possible discussion on the Significant Land Use Regulation Passed in the 2021 Session.

Attorney Roberts explained in detail the two items. He suggested to the Commission that they place the moratorium so that they could decide on how they wanted to proceed with regulations.

Motion by Nick Huston to proceed with an application for a 12-month moratorium, second by Patricia Hedenberg. ALL WERE IN FAVOR

Attorney Roberts explained to the Commission that one of the new laws passed is allowing an accessory unit/apartment as of right for every single-family residence effective January 2022. The Commission has the option to opt out or go with the State regulations by default.

Outdoor dining will remain in effect until March of 2021.

Motion to adjourn at 8:45 P.M. by Elizabeth Thompson, second by Nick Huston. ALL WERE IN FAVOR.

Respectfully submitted by Brenda Roy.

Please note these minutes have not been accepted by the Commission and will be placed on their next meeting agenda.