

TOWN OF VERNON
Planning & Zoning Commission (PZC)
Thursday, March 17, 2022, 7:30 PM
14 Park Place
Vernon, CT 06066

APPROVED MINUTES

1. **Call to Order & Roll Call by Roland Klee, Chairman at 7:30 PM**

- Regular members present: Roland Klee, Robin Lockwood, Joseph Miller, Mike Mitchell and Iris Mullan
- Alternate Member: Yelena Damsky sitting for Carl Bard
- Absent Members: Carl Bard and Mike Baum
- Staff present: George McGregor, Town Planner
- Recording secretary: Jill Rocco

2. **Administrative Actions/Requests**

2.1 Amendment/Adoption of Agenda - Additional business to be considered under agenda item #6 "Other Business" requires Commission vote.

Robin Lockwood **MOVED** to **ADOPT** the agenda. Joseph Miller seconded and the motion carried unanimously.

2.2 Approval of the Minutes from the **March 03, 2022**

Robin Lockwood **MOVED** to **APPROVE** the minutes from March 03, 2022. Mike Mitchell seconded and the motion carried unanimously.

3. **New Application(s) for receipt, if any:**

NONE

4. **Public Hearing(s) and Action on Applications:**

4.1 PZ 2022-07, 32 South St., 38 White St., 40 White St. An Application of JoAnn Goodwin for a Zone Change from Commercial (C) to Residential-15 (R-15) for 3 parcels: 32 South St. (Tax Map 46, Block 0078, Parcel 00024), .3 acres; 38 White St. (Tax Map 46, Block 0078, Parcel 00026), .24 acres; 40 White St. (Tax Map 46, Block 0078, Parcel 00025).

- Roland Klee read the rules of Public Hearing
- George McGregor, Town Planner, explained the details of the application and read the Public Notice posted in the Journal Inquirer March 5, 2022 and March 12, 2022.
- JoAnn Goodwin, applicant, 32 South St, Vernon spoke in detail in regards to the application.
- Commission asked questions
- Applicant responded
- Roland Klee, Chairman, opened the Public Hearing at 7:42 PM
- Nancy Lee, 39 White Street, spoke in favor of
- No one spoke in opposition
- George McGregor, Town Planner, clarified the application and recommended approval

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Robin Lockwood **MOVED** to **CLOSE** the Public Hearing at 7:45PM. Joseph Miller seconded and the motion passed unanimously.

Robin Lockwood **MOVED** the Planning and Zoning Commission **APPROVE** PZ-2022-07, a Zone Change from Commercial (C) to Residential-15 (R-15) for 3 parcels: 32 South St. (Tax Map 46, Block 0078, Parcel 00024), .3 acres; 38 White St. (Tax Map 46, Block 0078, Parcel 00026), .24 acres; 40 White St. (Tax Map 46, Block 0078, Parcel 00025), upon a finding that the request is consistent with the POCD. Mike Mitchell seconded and the motion carried unanimously.

5. **8-24 Referrals, If any**

NONE

6. **Other Business/Discussion**

NONE

7. **Adjournment**

Robin Lockwood **MOVED** to **ADJOURN** at 7:47 PM. Iris Mullan seconded and the motion carried unanimously.



Jill Rocco
Recording Secretary