PLANNING AND ZONING COMMISSION

TOWN OF CANAAN

FALLS VILLAGE TOWN HALL

108 Main Street, Falls Village, CT 06031

February 25, 2021

Regular Meeting:

PRESENT: Chairman, Fred Laser, Zoning Enforcement Officer, Tom Scott and Regular Members, Garret Scavotto, Greg Marlowe, John Morrissey, Vincent Inconiglios, Alice Macchi and Alternate Members, Marc Rosen and Ruth Skovron. Absent, Regular Member, Greg Bidou. Also Present: Henry Todd, First Selectman to initiate the zoom meeting.

Chairman Laser called the Regular Meeting to order at 7:04 PM

Approval of Minutes:

a. Regular Meeting minutes of January 28, 2021 (via Zoom): MOTION byMarlowe, seconded by Inconiglios, to approve the Regular Meeting minutes of January 28, 2021, as presented; unanimous.

By consensus, Chairman Laser seated Alternate Member, Marc Rosen to sit in for absent Regular Member, Greg Bidou.

2. New Business:

Progress/Update Village Business Zone Expansion - Review Zone Change Language as per ZEO: Review Town of Canaan / Falls Village Zoning Map Amendment; current v. Proposed, discussion regarding proposed expansion of the Village Business Zone, impacts of expanding the zone and permitted uses. Discussion regarding comparison of Village Residential Zone and Village Business Zone. Tom Scott advised that the property owners would gain flexibility but would not lose anything. Discussion regarding dimensional requirements. Discussion to continue.

3, ZEO REPORT: Tom Scott, Zoning Enforcement Officer, read his February, 2021 ZEO Monthly Report into the record: “Signed route sheet for 84 Railroad Street, Tim Metzgor and Julia Olff for a woodshop/Studio Building. Answered emails and phone calls.” Questions/comments/discussion. By consensus, the ZEO Monthly Report of February, 2021 was accepted as presented.

4. Correspondence and Public Comments: Chairman Laser advised on a communication from Felicia Jones, Economic Development Director regarding P&Z involvement in the Sustainable CT program and consideration of participation in the group by any Commissioners.

5. Old Business: none

6. Any other business to come before the Commission: none

7. Adjournment: MOTION by Marlowe, seconded by Rosen, to adjourn the meeting; approved unanimously. Regular Meeting adjourned at 8:34 p.m. by Chairman, Fred Laser.

Respectfully submitted, Alice Macchi, Recording Secretary

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