



**TOWN OF KILLINGLY, CT
PLANNING AND ZONING COMMISSION**

Tuesday, January 19, 2016
Regular Meeting
7:00 PM

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TOWN OF KILLINGLY, CT
15 JAN 14 PM 1:15

Elizabeth M. Wilson

Town Meeting Room, Second Floor
Killingly Town Hall
172 Main St., Killingly

AGENDA

- I. **CALL TO ORDER/ROLL CALL**
- II. **SEATING OF ALTERNATES**
- III. **AGENDA ADDENDUM**
- IV. **CITIZENS' COMMENTS ON ITEMS NOT SUBJECT TO PUBLIC HEARING (Individual presentations not to exceed 3 minutes; limited to an aggregate of 21 minutes unless otherwise indicated by a majority vote of the Commission)**
- V. **COMMISSION/STAFF RESPONSES TO CITIZENS' COMMENTS**
- VI. **PUBLIC HEARINGS**
 - A. **Zone Change Applications – None.**
 - B. **Special Permits – None.**
 - C. **Site Plan Reviews – None.**
 - D. **Subdivisions – None.**
 1. Subdivision Application #15-1122 of Donald W. Hay, for a 5 lot residential subdivision, of which one lot contains an existing residence; 177 Slater Hill Road; GIS Map 126, Lot 7; ~16.72 acres; Rural Development Zone (RD).
 2. Re-Subdivision Application #15-1123 of John Burke for two (2) lots, one lot to contain an existing residence, the other lot to contain an existing garage to be converted into living space; 3 Lawton Lane; GIS Map 87, Lot 30; Alexander's Lake Zone Overlay District (ALZOD). (NOTE: IWWC meeting January 4, 2016)
 3. Subdivision Application #15-1124 of Jacques Lemoine for two (2) lots, one lot to contain an existing residence and one new lot; 235 Bear Hill Road; GIS Map 124, Lot 5; Rural Development Zone (RD).
 - E. **Other – None.**

Hearings' segment closes
Meeting Business will continue

- VII. **UNFINISHED BUSINESS**
 - A. **Zone Change Applications – None.**
 - B. **Special Permits – None**
 - C. **Site Plan Reviews - None**
 - D. **Subdivisions**
 1. Subdivision Application #15-1122 of Donald W. Hay, for a 5 lot residential subdivision, of which one lot contains an existing residence; 177 Slater Hill Road; GIS Map 126, Lot 7; ~16.72 acres; Rural Development Zone (RD).

2. Re-Subdivision Application #15-1123 of John Burke for two (2) lots, one lot to contain an existing residence, the other lot to contain an existing garage to be converted into living space; 3 Lawton Lane; GIS Map 87, Lot 30; Alexander's Lake Zone Overlay District (ALZOD). (NOTE: IWWC meeting January 4, 2016)
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E. Other

1. Discussion and Direction on Remaining Plan of Conservation and Development Zone Map Changes – Informational workshops - (review/discussion/action)
 - a. Informational Workshop - East Killingly POCD Map 10 (Part A) – East Killingly Village Area of Hartford Pike – **Informational Workshop , Tuesday, January 19, 2016; and Schedule Public Hearing for Monday, March 21, 2016.** – (review/discussion/action) – change of lots to Village Commercial.
 - b. Informational Workshop – East Killingly POCD Map 10 (Part B) – Schedule Informational Workshop, February 16, 2016; and Public Hearing for April 18, 2016. – (review/discussion/action) – change of lots to Medium Density.
2. Killingly Zoning Regulations Section 560 “Earth Filling and Excavation” – Schedule Workshop for February 16, 2016. - (review/discussion/action)
3. An accessory structure on a parcel of real estate when a primary structure has not been built – Schedule Workshop for February 16, 2016 – (review/discussion/action)
4. Definition of Clinic for both Town and Borough Zoning Regulations – Schedule Workshop for February 16, 2016. – (review/discussion/action)

VIII. NEW BUSINESS

- A. **Zone Change Applications** - none
- B. **Special Permits** - none
- C. **Site Plan Reviews** - none
- D. **Subdivisions** - none
- E. **Other** – none

Applications submitted prior to 5:00 PM on Monday, January 11, 2016 will be on the agenda as New Business, with a “date of receipt” of Tuesday, January 19, 2016.

Applications submitted by noon on Friday, January 15, 2016 will be received by the Commission (“date of receipt”) on Tuesday, January 19, 2016. However, these applications may not be scheduled for action in February as they were submitted after the Commission’s deadline. This is in accordance with Commission policy to administer Public Act 03-177, effective October 1, 2003.

IX. ADOPTION OF MINUTES

1. Regular Meeting of December 21, 2015.

X. CORRESPONDENCE

XI. OTHER

- A. CGS 8-24 referrals
- B. Zoning Enforcement Officer’s Report
- C. Inland Wetlands and Watercourses Agent’s Report
- D. Building Office Report
- E. Bond releases/reductions/calls
- F. Project completion/mylar filing extension requests
- G. Request to allow overhead utilities
- H. Upcoming P&Z meetings - **Next Regular Meeting – Tuesday, February 16, 2016.**

XII. ECONOMIC DEVELOPMENT DIRECTOR

XIII. COUNCIL LIAISON

XIV. ADJOURNMENT