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By Darlene Brady at 9:46 am, Jul 06, 2021

TOWN OF KENT
PLANNING AND ZONING COMMISSION
41 Kent Green Boulevard, P.O. Box 678, Kent, CT 06757

REGULAR MEETING AGENDA

Thursday, July 8, 2021

7:00 p.m.

Meeting to be held via Zoom: <https://us02web.zoom.us/j/81585931986>

Meeting ID: 815 8593 1986

Dial in to: 1 646 558 8656

MEETING INFORMATION CAN BE FOUND HERE:

https://drive.google.com/open?id=1pUY_seLFh9qNDYpqVEImvPQzmuKU0SrE&authuser=landuseadmin%40townofkentct.org&usp=drive_fs

1. CALL TO ORDER

2. ROLL CALL AND APPOINTMENT OF ALTERNATES IF REQUIRED

3. READING AND APPROVAL OF MINUTES:

- 3.A. Regular Meeting Minutes of June 10, 2021.
- 3.B. Special Meeting Minutes of June 24, 2021.
- 3.C. Special Meeting Minutes of June 29, 2021.

4. PUBLIC COMMUNICATIONS (ORAL):

5. OLD BUSINESS:

- 5.A. **PUBLIC HEARINGS (Possibility of closure, discussion and decision on the following):**
- 5.B. **DISCUSSION AND POSSIBLE DECISION**

6. NEW BUSINESS:

6.A. PUBLIC HEARINGS: (Possibility of closure, discussion and decision on the following):

6.A.1. Application #'s 52-21SP and 53-21C, Paul Szymanski, P.E., Arthur H. Howland & Associates, for North Main Street, LLC, 0 North Main Street, Map 3 Block 15 Lot 5, proposed conservation development of 13 lots.

6.B. DISCUSSION AND POSSIBLE DECISION

6.B.1. Application #56-21C, Kent Affordable Housing for Building 15 LLC, 16 Landmark Lane, Map 19 Block 42 Lot 45, change of use from commercial to residential.

6.B.2. Modification to permit #72-07C, Kent Green, LLC, 10 – 14 Kent Green Blvd., Map 19 Block 42 Lot 8: modification to include new sign for “Rojas Tacos”.

7. STAFF REPORT:

7.A. Scheduling of special meeting with Attorney Zizka to discuss recent legislative changes.

8. REPORT OF OFFICERS AND COMMITTEES:

8.A. POCD Subcommittee

9. OTHER COMMUNICATIONS AND CORRESPONDENCE:

9.A. Administrative Permits and Certificates of Compliance – June 7, 2021 – July 2, 2021.

10. EXECUTIVE SESSION: Pending Litigation: High Watch Recovery Center, Inc. v Town of Kent Planning and Zoning Commission in Superior Court, Judicial District of Litchfield at Torrington dated November 27, 2020. Discussion of strategy and negotiations with legal counsel.

11. EXECUTIVE SESSION: Pending Litigation: The Roberti Family, LLC v Town of Kent, Connecticut and Planning & Zoning Commission of the Town of Kent, Connecticut in the United States District Court for the District of Connecticut filed April 24, 2020. Discussion of strategy and negotiations with legal counsel.

12. Open session involving discussion and possible action on Pending Litigation: High Watch Recovery Center, Inc. v Town of Kent Planning and Zoning Commission in Superior Court, Judicial District of Litchfield at Torrington dated November 27, 2020.

13. Open session involving discussion and possible action on Pending Litigation: The Roberti Family, LLC v Town of Kent, Connecticut and Planning & Zoning Commission of the Town of Kent, Connecticut in the United States District Court for the District of Connecticut filed April 24, 2020.

ADJOURNMENT