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By Darlene Brady at 11:22 am, Jan 08, 2024



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

REGULAR MEETING AGENDA

Thursday, January 11, 2024

7:00 p.m.

Meeting to be held via Zoom: <https://us02web.zoom.us/j/89892874711>

Dial in to: **1 646 558 8656**

MEETING INFORMATION CAN BE FOUND HERE:

<https://drive.google.com/drive/folders/1OM4Pfd3gtqPU0CFZAvbdKbTTzvz3c4pT?usp=sharing>

1. **CALL TO ORDER**

2. **ROLL CALL AND APPOINTMENT OF ALTERNATES IF REQUIRED**

3. **READING AND APPROVAL OF MINUTES:**

3.A. December 14, 2023 Special Meeting

3.B. December 14, 2023 Regular Meeting

4. **PUBLIC COMMUNICATIONS (ORAL):**

5. **OLD BUSINESS:** None

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): None

6.B DISCUSSION AND POSSIBLE DECISION

6.B.1. Application SC1-23, Town of Kent (Brown), Skiff Mountain Rd. (527), Map 7, Block 17, Lot 6, Scenic Road Alteration for the removal of trees to meet sight line requirements. *(hold for referrals)*

6.B.2 Application 131-23A, Mason F. Lord, Jr., 27 Maple Street, Map 19, Block 42, Lot 40, Change of Use from residential to office.

6.B.3 Application 01-24, Katherine Kane (Lintner), Skiff Mountain (501) and Gidd Lane, Map 7, Block 18, Lot 3,4,5,8,9,10, Timber thinning and salvage within Horizonline

7. STAFF REPORT

8. REPORT OF OFFICERS AND COMMITTEES: N/A

9. OTHER COMMUNICATIONS AND CORRESPONDENCE:

- 9.A.** Administrative Permits and Certificates of Compliance
- 9.B.** Affordable Housing & Conservation in NWCT – P&Z Commission Representative Required
- 9.C.** Correspondence: Group and Family Home Day Care Zoning Regulation Amendments
- 9.D.** Discussion regarding in-person meetings
- 9.E.** Possible appointment of ARB Members for the following terms:
 - Regular Member expiring 8/2/24 (opportunity to move up existing alternate)
 - Alternate Member expiring 7/11/24

10. EXECUTIVE SESSION: Pending Litigation: CT Judicial Branch Supreme/Appellate Case, Docket #: AC45972, High Watch Recovery Center, Inc. v. Town of Kent Planning and Zoning Commission.

11. Open session involving discussion and possible action on Pending Litigation: CT Judicial Branch Supreme/Appellate Case, Docket #: AC45972, High Watch Recovery Center, Inc. v. Town of Kent Planning and Zoning Commission.

12. ADJOURNMENT