

**TOWN OF KENT**  
**PLANNING AND ZONING COMMISSION**  
41 Kent Green Boulevard  
P.O. Box 678  
Kent, CT 06757  
Phone (860) 927-4625 Fax (860) 927-4541

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**JULY 12, 2018 REGULAR MEETING AGENDA**

The Town of Kent Planning and Zoning Commission shall hold a regular meeting on Thursday, July 12, 2018 at 7:00 p.m. in the Kent Town Hall.

**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 14, 2018.

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

**5. OLD BUSINESS:**

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

5.A.1. Applications #23-18C and #24-18SP, by High Watch Recovery Center, Inc., for 54 Carter Road (Map 14 Block 22 Lot 6); 62 Carter Road (Map 14 Block 22 Lot 7); and the 15.48-acre unimproved parcel of land (Map 14/Block 21/Lot 23, Parcel I.D. #1486) abutting the northerly line of Carter Road and the southeasterly line of 47 Carter Road, for a special permit and site plan approval for the following: Construction of two-story addition (including offices, 218-seat lecture hall and 12-bed detoxification wing) to existing administrative and clinical office building at 62 Carter Road; single story addition and kitchen expansion to dining hall at 62 Carter Road; addition of detoxification service at 62 Carter Road; increase in total residential in-patient bed count from 78 to 90 at 62 Carter Road; conducting therapeutic activities associated with the treatment of drug and alcohol addiction at 54 Carter Road; constructing driveway entrance, parking area, retaining wall and stormwater detention basin at 54 Carter Road and 62 Carter Road; constructing new septic system on Parcel I.D. #1486; and associated site work on all three parcels.

5.A.2. Application #'s 41-18SP and 42-18C, Joseph Wolinski for The Kent School, construction of storage building, 50 Schaghticoke Road, Map 4 Block 3 Lot 5.

**5.B. DISCUSSION AND POSSIBLE DECISION**

5.B.1. Approval of Town of Kent Planning & Zoning Commission By-Laws

**6. NEW BUSINESS:**

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

**6.A.1.** Application #'s 54-18SP, 55-18C and 56-18F, Joseph Wolinski for The Kent School, construction of security devices and guardhouse with associated site improvements, 1 Macedonia Road, Map 4 Block 10 Lot 1.

**6.B. DISCUSSION AND POSSIBLE DECISION**

**6.B.1.** Application #59-18C, Donald J. Cramer Revocable Trust, 23 South Main Street, change of use from commercial to mixed residential/commercial, Map 4 Block 12 Lot 1.

**6.B.2.** Scheduling of an informational meeting with Kent Volunteer Fire Department.

**7. STAFF REPORT:**

**8. REPORT OF OFFICERS AND COMMITTEES:**

**9. OTHER COMMUNICATIONS AND CORRESPONDENCE:**

**9.A.** Administrative Permits and Certificates of Compliance

**10. Executive Session. Pending Litigation: High Watch Recovery Center, Inc., v. Kent Planning and Zoning Commission; Birch Hill Recovery Center, LLC; Kent Realty, LLC in Litchfield Superior Court. Discussion of strategy and negotiations with legal counsel.**

**11. Open session involving discussion and possible action on Pending Litigation: High Watch Recovery Center, Inc., v Kent Planning and Zoning Commission; Birch Hill Recovery Center, LLC; Kent Realty, LLC.**

**12. ADJOURNMENT**

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