

TOWN PLAN AND ZONING COMMISSION
PLANS REVIEW SUBCOMMITTEE
MINUTES OF OCTOBER 23, 2019 SPECIAL MEETING

The meeting commenced at 8:00 AM in Meeting Room A, 2nd Floor, Town Hall.

Present: Subcommittee Members Sharon Purtill, Michael Botelho and Robert Zanolungo; Khara C. Dodds, AICP, Director of Planning and Land Use Services and Jonathan E. Mullen, AICP, Planner

Building Heights Text Amendments – Planned Business & Development Zone

Khara Dodds provided a background on the proposed text amendment to the Subcommittee members. She went over the recommendations of the Joint Town Council/TPZ Building Height Subcommittee, which were to increase the building height in the Planned Travel and Planned Business and Development Zones from 2 ½ to 3 stories. Ms. Dodds then explained that the Town Council had reviewed a proposed text amendment addressing the referenced changes. She said that the Town Council was concerned about increasing the building height in outlying areas of Planned Business and Development Zone. In order to address those concerns Ms. Dodds stated that the planning staff developed an overlay zone to allow three story maximum building heights only in a certain area of the Planned Business and Development Zone along north Main Street. Chairman Purtill and Commissioner Botelho questioned the need for the increase in building height. Chairman Purtill also stated that she would like to address the issue of allowing accessory parking on residential parcels for adjacent commercial uses. The Subcommittee concluded that they were in favor of the overlay zone.

Other Business

There was discussion between staff and the Subcommittee regarding the status of the approved restaurant use at 2815 Main Street and the boulders at 400 Hebron Avenue.

Meeting adjourned at 8:40 a.m.

Respectfully submitted,

Jonathan E. Mullen, AICP
Planner