

PLANNING & ZONING COMMISSION SPECIAL ZOOM MEETING MARCH 30, 2021

Present: Regular members Keith Bodwell, James LaPorta, Stephen Saccardi, Anna Timell and Phill West, and alternate members Bruce Bennett, Will Evans, and Christine Gray.

Absent: None.

Others present: Planning Consultant Janell Mullen and ex-officio member Gordon Ridgway.

Chairman Anna Timell called the meeting to order at 7:05 PM with a quorum established. All Commission members and alternates participated in the evening's proceedings.

- 1. To DISCUSS AND VOTE ON** proposed changes to *Zoning regulation brought forth by the Commission entitled "Home Businesses – This Section is intended to replace Section 8-16-8-21, which is currently entitled "Home Uses"? This update to the Zoning Regulations is intended to be placed after Section 5.14 within "Supplemental Regulations" rather than its current Placement" /final "Draft Proposal, (5) updated on March 9, 2021*, as per review by legal counsel.

Document prepared by Janell Mullen, entitled "Town of Cornwall Zoning Regulations - Draft Proposal 6, "Home Businesses" dated March 29th, pursuant to Town Attorney Review – This section is intended to delete and replace Section 8.16-21 which is currently entitled Home Use" (transmitted electronically to Commission member prior to the meeting) was made part of the record for the evening's discussion. (Shared on Zoom screen for all attendees.)

Prefacing the discussion of the draft copy, Chairman Timell gave a brief explanation for the need for the special meeting, stating that the revised draft document was the result of extensive conversations (staff, consultant Janell Mullen, and Chairman Anna Timell) with Town Attorney Perley Grimes. Chairman Timell addressed the history of the Commission work to address changes to "Home Business" regulations, referencing the first draft document dated July 8, 2019 prepared by Commission planning consultant Tom McGowan and its transition to the current document to current draft prepared by Planning Consultant Janell Mullen and the Commission's work for 21 months to bring the current draft to the Public hearing table.

All Commission members, Ms. Mullens and ex-officio member Gordon Ridgway, opened discussion of the document as prepared (red indicating proposed changes). After review and commission consensus as the changes proposed, Ms. Mullen was to make changes as discussed to the draft copy and to be adopted for consideration at the scheduled April 13, 2021 meeting by Commission vote.

Motion made by Mr. Bodwell, seconded by Mr. West, that the final changes discussed (Home Businesses – Proposal 6 Section intended to delete and replace Section 8.16-8.21, which is currently entitled "Home Uses" (as edited) be the draft prepared and adopted for the April 13, 2021 public hearing.

With clarification and discussion and as to format, (Mullen)

Motion Mr. LaPorta, seconded by Mr. West, that the final draft document is to be in placed in the current placement of Sections 8.16 -21;

Motions concurrently unanimously approved.

PUBLIC COMMENT REGARDING AGENDA ITEMS

1. ADJOURNMENT.

Motion made by Mr. Saccardi, seconded by Mr. Bodwell, to adjourn at 8:46PM; unanimously approved.

Respectfully submitted,

Karen Griswold Nelson