

**Wallingford Planning and Zoning Commission
Special Meeting – Workshop Format
Wednesday, March 29, 2023
6:00 p.m.
Town Hall, Room 315**

Chairman Seichter called the meeting to order at approximately 6:00 p.m.

Pledge of Allegiance was recited by all.

Roll Call: Present: James Fitzsimmons, Regular Member; Jeff Kohan, Regular Member; Steve Allinson, Secretary; JP Venoit, Vice Chair; Jim Seichter, Chairman, Jaime Hine, Alternate; Dave Parent, Alternate.

Staff: Kevin Pagini, Town Planner
Alison Kapushinski, Town Engineer
Janis Small, Corporation Counsel

Absent: none

DISCUSSION

Proposed Warehousing Regulations Changes

A presentation was given by Kevin Pagini regarding the proposed regulation changes for Warehousing uses throughout the Town. Comments were given by the Commission and the public regarding Warehousing. No final decisions were made and no votes were taken regarding any of the proposed changes. All comments from this workshop will be dealt with at future workshop meetings.

Town Center minimum parking requirements

A discussion was held and comments were made by the public and the Commission. Although no votes were taken it was decided that within the Downtown Development Corridor subdistrict that there would be no minimum parking requirement. In the remainder of the Town Center, 2+ bedroom units will be reduced from 2 to 1.5 spaces. This will require a public hearing and text amendment at a Planning and Zoning meeting in the near future.

Reasonable Accommodations

A presentation was given by Corporation Counsel Janis Small. A discussion was held and it was decided that all reasonable accommodations requests would be handled by the Planning Department staff internally. This new section will also require a text amendment and public hearing at a future Planning and Zoning Meeting. Also added was a new section for accessibility improvements that will make it easier to retrofit existing buildings and sites without the need for full Commission approval.

Chairman Seichter: Motion to adjourn the March 29, 2023 Planning and Zoning Commission Special Meeting at 8:30 pm.

Commissioner Fitzsimmons: Second

Vote: Unanimous to approve