



Town of
North Stonington, CT

PLANNING & ZONING COMMISSION

REGULAR MEETING

THURSDAY, MARCH 3, 2022 - 7:00pm

**Old Middle High School – Media Center
298 Norwich-Westerly Road
North Stonington, CT 06359**

MINUTES APPROVED ~ APRIL 7, 2022

1. **CALL MEETING TO ORDER:** Secretary Pat Lewis called the Regular Meeting of the North Stonington Planning & Zoning Commission to order on Thursday, March 3, 2022 at 7:06 p.m.

COMMISSIONERS PRESENT: Pat Lewis, Secretary, Mark Leonard, Ed Learned and Robert Mazzella (Alternate)

COMMISSIONERS ABSENT: Louis Steinbrecher, Chairman, Wayne Wilkinson, Vice-Chair, Jennifer Pensa (Alternate) and Robert Kappes (Alternate)

STAFF PRESENT: Administrative Assistant Cheryl Konsavitch

2. **ADDITIONS TO THE AGENDA:** None

3. **PUBLIC COMMENT:** Brian Rathbun addressed Senate Bill 6107 pertaining to an Act concerning the Zoning Enabling Act which would have an impact on municipal zoning dictated by the State, and encouraged the Commission to look through it carefully.

4. **PLANNING ISSUES & DISCUSSION:** None

5. **SENIOR PLANNER & ZONING OFFICIAL'S REPORT/ISSUES:** ZEO Activity Report/February

6. **OLD BUSINESS & NEW BUSINESS:** None

7. **NEW APPLICATIONS:**

SPL MOD #22-010 (*Site-Plan Modification*) Application of North Stonington Bible Church, Inc., c/o Steven Masalin, PO Box 28, North Stonington, CT 06359 for a modification to site plan approval for the expansion of a 1-story (6136 sq) wood-framed addition to existing 1-story (5717 sq) church building. New addition to contain additional classrooms, meeting hall & kitchen facility. Provide new parking for (42) paved spaces & (47) gravel surface over-flow spaces, total parking (89) spaces on property located at 100B Jeremy Hill Road, North Stonington, CT 06359. Tax Map #115/0343 in an R60 zone.

(Commission to receive on 03/03/22 & must act on or by 05/06/22)

8. **REVIEW MINUTES:**

Review minutes of Regular Meeting of 02/03/22. The minutes of 02/03/22 were accepted as submitted.

9. **ADJOURNMENT:**

MOTION by M. Leonard, SECOND by R. Mazzella to adjourn the meeting at 7:25 p.m. MOTION CARRIED UNANIMOUSLY.

Respectfully Submitted,

Cheryl Konsavitch

Cheryl Konsavitch, Administrative Assistant, Land Use Office