

MINUTES  
TOWN OF GROTON  
ZONING COMMISSION  
JULY 1, 2015 – 6:30 P.M.  
TOWN HALL ANNEX – COMMUNITY ROOM 2

I. ROLL CALL

Regular members present: Bancroft, Marquardt, Sutherland  
Alternate members present: Middleton, Smith  
Absent: Hudecek, Sayer  
Staff present: Town Attorney Mike Carey, Glemboski, Gilot

Chairperson Sutherland called the meeting to order at 6:31 p.m. and seated Smith for Hudecek and Middleton for Sayer.

II. APPROVAL OF THE MINUTES OF meeting of April 1, 2015

MOTION: To approve the minutes of meeting of April 1, 2015, as written.

Motion made by Bancroft, seconded by Middleton. Motion passed unanimously.

III. PUBLIC COMMUNICATIONS - None

IV. EXECUTIVE SESSION

1. *Whittle v. Zoning Commission*, KNL-CV-12-6012917-S and *Turner v. Zoning Commission*, KNL-CV12-6012917-S: Executive session to discuss pending litigation.

MOTION: To enter into executive session at 6:40 p.m. to discuss the legal case of *Whittle v. Zoning Commission*, KNL-CV-12-6012917-S and *Turner v. Zoning Commission*, KNL-CV12-6012917-S.

Motion made by Smith, seconded by Middleton.

Chairperson Sutherland recused herself.

Motion passed unanimously.

Attorney Carey, Diane Glemboski, and Zoning Commission members Bancroft, Middleton, Smith and Marquardt were invited to be in attendance for the executive session. Marquardt was appointed Acting Chair for the executive session. Chair Sutherland recused herself.

MOTION: To end the executive session at 7:03 p.m.

Motion made by Bancroft, seconded by Middleton. Motion passed unanimously.

V. DISCUSSION OF EXECUTIVE SESSION

1. *Whittle v. Zoning Commission*, KNL-CV-12-6012917-S and *Turner v. Zoning Commission*, KNL-CV12-6012917-S: Discussion and possible action with regard to pending litigation

MOTION: To authorize the Town Attorney to execute the Settlement Agreement presented to the commission tonight in executive session, or a modified version of the Settlement Agreement in form and content substantially similar there to, for the reasons that the Settlement Agreement will conclude protracted litigation and will not change the terms of SPEC#321, the issuance of which is the subject of the litigation.

Motion made by Bancroft, seconded by Marquardt.

Motion passed unanimously.

Attorney Carey left at 7:09 pm

VI. NEW BUSINESS

1. Report of Commission
2. Receipt of New Applications
  - a. SPEC #345 – Cardinal Honda, 541 Route 12

A public hearing was scheduled for August 5, 2015 for SPEC#345.

VII. REPORT OF CHAIRPERSON

Chairperson Sutherland said she attended the focus group meeting for the market analysis and zoning audit. The next focus group meeting is scheduled for July 20<sup>th</sup>. Sutherland highly recommended everyone attend the next meeting. Staff said the next meeting will focus more on the market analysis.

VIII. REPORT OF STAFF

Staff said the department is starting to work with a consultant on the first phase of the zoning update project, an update of the WRPD section of the regulations. The Horsley Witten Group of Providence was chosen as the consultant. The second phase of the project would be to implement some of the recommendations of the zoning audit once it is completed. Staff will keep the commission involved in the process. The commission would like to know the qualifications of the consultants and the scope of work.

Staff provided an update of the POCD. Staff has received the revised conservation section from the consultants. They will review and meet with the Planning Commission. Staff hopes to have a draft completed in the fall.

Staff said Deb Jones, the Environmental Planner, was appointed the Assistant Director of the Office of Planning and Development.

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X. ADJOURNMENT

Motion to adjourn at 7:17 p.m. made by Bancroft, seconded by Smith, so voted unanimously.

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Susan Marquardt, Secretary  
Zoning Commission

Prepared by Debra Gilot  
Office Assistant III