## TOWN OF BARKHAMSTED PLANNING AND ZONING COMMISSION MINUTES OF WORKSHOP MEETING THURSDAY, MARCH 28, 2013

Chairman Christina Lavieri called the meeting to order at 7:00 p.m. Members present were Sharon Neumann-Lynes, Greg Gordon and Tim Grohowski, Alternate. Also present was Debra Brydon, ZEO. Grohowski was seated for James Hart.

#### **NEW APPLICATIONS:**

A. Matthews, Patrick, applicant, Hoskins Greenway, LLC., owner, 17 Old New Hartford Road. Application for Special Exception per Section 193-56C for a Home Based Business.

Gordon made a motion to accept the application and set for public hearing for April 25, 2013, seconded by Neumann-Lynes and unanimously approved.

# DISCUSSION WITH MARTIN CONNOR REGARDING CLUSTER HOUSING REGULATIONS:

Marty Connor advised the commission that the present regulations for Cluster Housing were not legal because the State of Connecticut would never allow one well for each unit The commission reviewed the Town of Barkhamsted Zoning map to pinpoint possible sites where Cluster Housing might work. Marty suggested that PZC could possibly create an overlay zone for Cluster Housing. The commission would like to see a Housing Authority created to act as an agency to oversee possible "low income housing".

The commission envisioned any Cluster Housing to be no more than four to six units. Marty Connor will prepare a draft of the suggested ideas for the commission to review.

### **APPROVAL OF MINUTES:**

Neumann-Lynes made a motion to approve the minutes for February 28, 2013, as presented, seconded by Gordon and unanimously approved.

**CORRESPONDENCE:** Reviewed; no action taken.

ANY OTHER BUSINESS LEGAL AND PROPER TO COME BEFORE SAID MEETING: None

## **PUBLIC COMMENT:**

Patrick Mattl	news from Old New	Weight Hartford Road	l felt the property	behind Mallory	Brook
was the best	case scenario for a	Cluster Housing	g Project with the	possible sewer	hook up
in the future.					

Gordon made a motion to adjourn at 8:30 unanimously approved.	0pm, seconded by Neumann-Lynes and
Approved James Hart-secretary	Date