

**TOWN OF BARKHAMSTED  
PLANNING AND ZONING COMMISSION  
MINUTES OF WORKSHOP MEETING  
THURSDAY, APRIL 23, 2015**

Chairman Christina Lavieri called the meeting to order at 7:00p.m. Members present were Greg Gordon, Sharon Neumann-Lynes, John Polderman, and alternates Tom Andersen and Al Neumann. Chairman Lavieri sat Al Neumann for James Hart. Also present was First Selectman, Donald S. Stein, Town Planner, Martin Connor and David Fink from the Partnership for Strong Communities

**NEW APPLICATION: None**

**PUBLIC HEARINGS:**

**A. Schaedler, Merry, applicant/owner, 5 West River Road. Application for Special Exception for Accessory Apartment**

The public hearing was opened at 7:00 pm. Applicant, Merry Schaedler was present and passed out photos of her yard and the location of the proposed accessory apartment in the accessory structure already located on the property. Mrs. Schaedler also turned in her certified, return receipts. The commission reviewed the application and the public hearing was closed at 7:10 pm.

**4. PENDING APPLICATIONS:**

**A. Schaedler, Merry, applicant/owner, 5 West River Road. Application for Special Exception for Accessory Apartment**

Neumann-Lynes made a motion to approve the application, as presented, seconded by Gordon and unanimously approved.

**5. DISCUSSION OF INCENTIVE HOUSING ZONE PROPOSED REGULATIONS FOR PUBLIC HEARING WITH MARTIN CONNOR, DONALD S. STEIN AND GUEST DAVID FINK**

Martin Connor introduced David Fink from the Partnership for Strong Communities. Mr. Fink spoke about the need for housing options in Connecticut's Towns. The State of Connecticut has 93% single family housing stock. Attached are two documents with statistics supporting the need for housing options in the State of Connecticut. He also explained to the commission how different Towns are expanding their options.

The commission also reviewed and discussed with Mr. Connor, the comments made by Jocelyn Ayers, from Northwest Hills Council of Governments on the proposed Incentive Housing Zone amendments. The maps on the three properties that the Incentive Housing

Zone overlay (IHZ) is for will be made available for anyone with questions and also be available at the Public Hearing.

**APPROVAL OF MINUTES:**

Neumann-Lynes made a motion to approve the minutes from March 26, 2015, seconded by Polderman and unanimously approved.

**CORRESPONDENCE:** None

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

**PUBLIC COMMENT:** None

Gordon made a motion to adjourn the meeting at 8:50 pm, seconded by Polderman and unanimously approved.

---

James Hart  
Secretary