



TOWN OF STONINGTON CONSERVATION COMMISSION REGULAR MEETING

AGENDA Monday July 27, 2009

There will be a Regular Meeting of the Conservation Commission on Monday July 27, 2009 at 7:00PM at the Stonington Police Station, 173 South Broad Street, Pawcatuck, CT

1. Call to order
2. Review of Town Developments and Proposals:
 - a. Review of wind power regulations
 - b. Discussion of Recommendations to Home Occupation Regulations
 - c. **PZ0925RA Lattizori Development, LLC** – Zoning Regulation Amendment to add a Highway Transition Design District (HTDD) to create a mixed use zone for retail, commercial, office and residential uses.
 - d. **PZ0928SD Richard C. Panciera Charitable Remainder Trust II** – Application for a 5-lot subdivision of a 58.36± acre parcel. Proposed project consists of 4 lots for single family residences, and a 5th lot reserved for future development. Property located on Mary Hall & Greenhaven Rds., Pawcatuck. Assessor's Map 7 Block 1 Lot 44. Zones RA-20, RM-20 & RR-80.
 - e. **PZ0927RA Town of Stonington (ADR)** - Zoning Regulation (ZR) Amendments to implement Architectural Design Review: Section 2.13 Performance Standards; Sec. 2.15 Architectural Design Review; Sec. 2.16 Design Review Requirements; Sec. 4.9 Highway Interchange Zone; Sec. 6.1 Special Use Permits; Sec. 6.5 Commission Powers Relative to Action on a Special Permit Use; Sec. 7.10 Off-Street Parking Requirements; Sec. 7.13 Site Plan & Structure Design Review Requirements; & Sec. 8.3 Site Plan Submissions Review & Approval.
 - f. Any pending applications and new preliminary proposals.
3. Open Space Subcommittee
 - a. Discussion of parcels for preservation in Pawcatuck and other locations
4. Old Business
 - a. Mystic River Dam Committee
 - b. Discussion of Stonington's 200 Greatest Roadside Trees
 - c. Discussion of Wequetequock Cove water quality study and water quality testing for streams
 - d. Discussion of possible regulation changes in the RC-120 and GBR-130 zoning districts
 - e. Discussion of possible regulation amendments to GBR-130 and LI-130 zones.
 - f. Discussion of drinking water quality issues.
5. New Business
6. Review of April 27, May 18 and June 30, 2009 draft minutes
7. Adjournment