

## Draft MINUTES

**Members Present:** S. Ferrigno, M. Hirschorn, A. McPherson, W. Okeson, L. Watson

**Ex-Officio Members Present:** Toni Moran, Ben Shaiken

**Members Absent:** C. Chukwuogor, D. Dorfer, D. Fecho

**Staff Present:** C. van Zelm, Executive Director Mansfield Downtown Partnership and L. Painter, Director of Planning and Development

### 1. CALL TO ORDER AND ROLL CALL

Chair Ferrigno called the meeting to order at 6:00 p.m.

### 2. OPPORTUNITY FOR PUBLIC COMMENT

None.

### 3. APPROVAL OF MINUTES

Hirschorn MOVED, Okeson seconded, to approve the February 20, 2002 regular meeting Minutes as presented.

Motion PASSED unanimously.

### 4. PRESENTATION

Courtney Hendricson and Caitlin Styrzula of AdvanceCT (previously CERC) gave a presentation based on the Mansfield Opportunity Zone action plan. The developer incentive analysis includes a scope of 4 key parcels: 4 Corners, UConn Tech Park/Discovery Drive, N. Eagleville/King Hill Rd and UConn Depot Campus. A question and answer period for members followed the presentation.

### 5. DISCUSSION ITEMS AT MEETING

#### A. COVID-19 and Mansfield Businesses (see Mansfield Downtown Partnership [mansfieldmdp.org](http://mansfieldmdp.org))

Staff reported on the permitting process for newly approved temporary outdoor seating permits.

**B. Referral: PZC-Initiated Amendments to Articles 4, 6, 7, 8, 10 and 11 of the Mansfield Zoning Regulations related to efficiency dwelling units, home occupations, accessory structures, parking, historic villages and stormwater management. (P907-48) 131 - 145 Page 1 of 214**

The public hearing on this item is scheduled for Wednesday, June 3, 2020.

McPherson MOVED, Watson seconded, to authorize the Chair to submit comments to the PZC on behalf of the EDC based on the recommendations of the Zoning Regulation Review Subcommittee.

Motion PASSED unanimously.

## **6. OTHER BUSINESS**

### **A. Member Updates**

Members gave an update on the last Zoning Regulations sub-committee meeting.

### **B. Staff Updates**

### **C. Business Updates (Openings/Closings)**

### **D. Housing Updates**

## **7. COMMUNICATIONS**

### **A. Testimony to General Law Committee in Support of H.B. No. 5293: An Act Concerning Municipalities and the Sale of Alcoholic Liquor**

Noted.

### **B. Chronicle Articles**

Noted.

### **C. Chronicle Letters to the Editor Chronicle**

Noted.

## **8. FUTURE MEETINGS**

### **A. Upcoming Meeting Schedule**

Next regular meeting is scheduled for June 18, 2020 at 6 p.m.

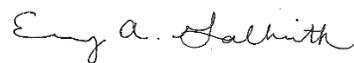
### **B. Future Meeting Topics**

Job Creation

## **9. ADJOURNMENT**

Ferrigno adjourned the meeting at 7:17 p.m.

Respectfully submitted by:



Emmy A. Galbraith  
Administrative Assistant