



Town of Westport
Planning and Zoning Commission
Town Hall, 110 Myrtle Avenue
Westport, CT 06880
Tel: 203-341-1030 Fax: 203-454-6145
www.westportct.gov

The following meeting of the Planning & Zoning Commission was held remotely using Zoom Technology:

Planning and Zoning Commission Minutes

October 8, 2020

Meeting Started: 7:30 P.M.

In attendance: Danielle Dobin, Chip Stephens,
Michael Cammeyer, Catherine Walsh, Paul Lebowitz, Jon Olefson,
Neil Cohn and Alfred Gratrix Jr.

P&Z Staff: Mary Young, P&Z Director
Michelle Perillie, AICP, CFM, P&Z Planner.

I WORK SESSION

- **Approval of Minutes-** 9/3/20, 9/10/20, 9/24/20- Not Discussed

II PUBLIC MEETING

Public participation for Public Meeting items is limited to submitting comments in advance of the meeting (until 12:00pm on the day of the meeting). Comments should be sent to pandz@westportct.gov

1. **260 Compo Road South/Longshore Club Park:** §8-24 Municipal Improvement Request by the First Selectman for a report from the Planning and Zoning Commission regarding the review of a 1-year residential lease for occupancy by a Town employee of Cabin 1.
Action: Testimony received, and meeting closed.
Positive Report, Vote: 7-0-0, See attached report.

II PUBLIC HEARING

2. **Text Amendment #785:** Appl: PZ-20-00615 submitted by the Westport Planning and Zoning Commission to eliminate § 4-5, Maximum Allowable Multi-Family Dwellings, and related references. A copy of the proposed text amendment is available on-line at www.westportct.gov is on file in the Town Clerk's Office, is on file in the Planning and Zoning Office, and is attached to this notice
Action: Testimony not received, item was continued to 10/22/20 hearing.

3. **312 Bayberry Lane:** Special Permit/ Site Plan Appl# PZ-20-00487 submitted by Robert Pryor for property owned by David Herling for excavation and fill activities associated with driveway expansion and regrading of the lawn, located in the Residence AAA zone, PID#E18025001.

Action: Testimony received, and meeting closed.

Granted, Vote: 7-0-0, See attached resolution.

4. **260 Riverside Ave:** Special Permit/ Site Plan Appl# PZ-20-00570 submitted by William Achilles for property owned by Riverside Holdings LLC to convert the existing office use to nine (9) residential units, utilizing the provisions of §32-12 (Inclusionary Two-family and Multi Family Dwellings) and providing two deed restricted affordable dwelling units, located in the Restricted Office Retail District #3 Zone, PID#C08002000.

Action: Testimony received, and meeting closed.

Granted, Vote: 7-0-0, See attached resolution.

5. **521 Riverside Ave** Special Permit/ Coastal Site Plan Appl# PZ-20-00217 submitted by Mel Barr for property owned by SCR Realty Group LLC for patio modifications with the installation of an accessory shade pergola, new landscaping and to find consistency with the Coastal Area Management Act, located in the Restricted Office Retail District #2 Zone, PID# B06039000.

Action: Testimony not received, item was continued to 10/22/20 hearing.

III WORK SESSION

(The following items will be discussed and voted on as time permits. The public may observe the work session, but not participate.)

New Business:

Old Business:

Meeting Ended 9:00pm

Respectfully submitted by S. McNally, October 20,2020