



Town of Westport
Planning and Zoning Commission
Town Hall, 110 Myrtle Avenue
Westport, CT 06880
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www.westportct.gov

April 26, 2021

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

Planning and Zoning Commission Minutes

**April 22, 2021
6:00P.M.**

Meeting Started:

P&Z Commission Members and Alternates in attendance:

Daniel Dobin, Paul Lebowitz, Michael Cammeyer, Jon Olefson, Nicole Laskin, and Neil Cohn.

P&Z Staff: Mary Young, P&Z Director

Michelle Perillie, P&Z Deputy Director

I PUBLIC MEETING

- 1. 20 Jesup Road- Levitt Pavilion:** Appl. #PZ-21-00241 §8-24 Request by the Department of Public Works on behalf of the First Selectman to install turf in front of the stage at the Levitt Pavilion to improve public safety and for a finding of consistency with the Coastal Area Management Act, for property located in the Residence AA District, PID #C09130000.

Action: Testimony received, item closed.

Positive Report, Vote: 6-0, See attached report.

II PUBLIC HEARING

- 1. 50 Compo Mill Cove:** Coastal Site Plan Appl# PZ-20-00851 submitted by Tom Ryder of LANDTECH for property owned by Pasquale Malpeso Jr. for a request to modify Coastal Site Plan approval #16-038 to change approved vegetated slope and to find consistency with the Coastal Area Management Act, located in the Residence A zone, PID# E04091000.

Action: No testimony received, item continued.

2. **Text Amendment #791:** Appl. #PZ-21-00211 submitted by the Planning and Zoning Commission to modify Section 11-2.4, Permitted Accessory Building, Structures and Uses, to allow Accessory Dwelling Units in detached structures with associated zoning standards, Section 11-2.4.12A, Accessory Apartment, to increase allowable floor area and to remove requirement for Annual Certification. Language is proposed to be removed limiting any accessory building or structure to 300 SF in size, one-story in height, or limited to two water use fixtures. A copy of the 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 received, item closed.

Adopted as Modified, Vote: 6-0, See attached report.

Effective Date: 5/7/21

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:

- A. **Discuss and potentially vote on a replacement P&Z Commission member resulting from a resignation of an elected Commission member.**

Action: Discussed.

- B. **Discuss and potentially vote to schedule a public hearing on a Draft Text Amendment for Bus Shelters submitted by the Commission's Economic Growth Subcommittee, dated April 9, 2021, posted on the Planning and Zoning Department's page on the Town's website [here](#).**

Action: Discussed.

- C. **Discuss status of existing subcommittees and seek volunteers to fill absences resulting from recent resignations of elected Commission members, see list of subcommittees last amended on 4/2/21, posted on the Planning and Zoning Department's page on the Town's website [here](#).**

Action: Discussed.