

OCT 08 2020

TOWN OF SOMERS - ZONING COMMISSION  
MEETING MINUTES  
Monday, October 5, 2020  
6:30 PM – Teleconference

Meeting ID: 861 2043 4707 Passcode: 901919

CALL TO ORDER meeting was called to order at 6:32pm

Members present: Jill Conklin, Karl Walton, Dan Fraro, Paige Rasid, Lucas Cherry, and alternate Bill Shapiro. Also present Jennifer Roy, Staff Liaison

PUBLIC HEARING:

Karl Walton made a motion to table/continue the public hearing for applications #20-009, 20-010 and 20-011 for Amy Eastman to a special meeting on Monday, October 19, 2020 at 6:00 pm. Paige Rasid seconded the motion, all in favor, motion carried.

NEW BUSINESS:

1. #20-012: Automotive Unlimited & Towing LLC, 34 Egypt Road, Unit E, Somers, CT  
Seeking site plan approval for automotive repair shop, towing and general maintenance.

Jennifer Roy explained the application is for site suitability for general repairers licensing with the state. Applicant will not be changing the site as this is an existing multi-unit building.

Joshua and Demont Johnson, co-owners of Automotive Unlimited & Towing, LLC explained what the operation will be. They intend on having only a few cars at a time, some towed others dropped off. They will do regular maintenance and repairs.

Jennifer Roy suggested the commission place a limit on the number of vehicles. Discussion was held.

Jill Conklin reminded the commission that a public hearing is optional, and not required. The commissioners felt it would not be necessary due to the nature and location of the business.

Lucas Cherry made a motion to approve application #20-012, Automotive Unlimited & Towing, LLC, for site suitability to operate an automotive repair shop, towing and general maintenance. Karl Walton seconded the motion, all in favor, motion carried.

2. #20-013: Alico, LLC, 96 White Oak Road, Somers, CT. §214-39 Home Occupation, applicant is seeking Special Use Permit for a home office use, in the Residential A-1 zone.

Attorney George Schober representing Alico, LLC, explained the need for a Special Use permit to allow his client to establish a Connecticut location. The main business is located in Ludlow, Massachusetts, where his company vehicles are registered. Both Ludlow, MA and Somers, CT are taxing his client on the vehicles. Once there is a CT address established, the vehicles will be registered in CT.

Attorney Schober further explained there will be no client traffic, merely a home office where his client can do paperwork/computer work.

Karl Walton made a motion to accept application #20-013 Alico, LLC, refer it to the Planning Commission, and schedule a public hearing for November 2<sup>nd</sup>, 2020 at 6:30pm. Lucas Cherry seconded the motion, all in favor, motion carried.

Jennifer Roy presented the commission with an application received in the Land Use office today, October 5, 2020. Christopher Bores, 110 Mountain View Road, Somers seeking a Special Use permit for the keeping of 4 or more horses. This is required by regulation 214-89.

Karl Walton made a motion to accept application #20-014 Christopher Bores, refer to Planning Commission, and schedule a public hearing for November 2<sup>nd</sup>, 2020 at 6:30 pm. Paige Rasid seconded the motion, all in favor, motion carried.

MINUTES APPROVAL: August 3<sup>rd</sup> and 11<sup>th</sup> and September 1<sup>st</sup> and 14<sup>th</sup>, 2020

Karl Walton made a motion to amend the August 3, 2020 minutes to reflect Joseph Figlar as speaking in opposition at the public hearing, and to approve as written the August 11, 2020, September 1 and 14, 2020 minutes. Paige Rasid seconded, all in favor, motion carried.

ADJOURNMENT

Paige Rasid made a motion to adjourn at 7:10pm. Dan Fraro seconded, all in favor, motion carried.

Respectfully submitted,  
Jennifer Roy

*Not official until approved at subsequent meeting*