

# ESSEX ZONING COMMISSION

29 WEST AVENUE – ESSEX, CT 06426

## Special Meeting

## AGENDA

Tuesday, December 16, 2014

Town Hall – Auditorium

Essex, Connecticut

7:00 PM

### PUBLIC HEARINGS

1. **Application No. 14-6 – Essex Zoning Commission**  
A petition to amend Section 111 (Signs and Lights) of the Essex zoning regulations.  
(Public hearing to be held at the discretion of the Commission).
2. **Application 14-7 – Essex Zoning Commission**  
A petition to amend section 60 (Village Residence District) regarding minimum lot sizes and maximum building coverage. (Public hearing to be scheduled at the discretion of the Commission).
3. **Application 14-8 – Essex Zoning Commission**  
A petition to amend section 61 (Rural Residence District) regarding minimum lot sizes and maximum building coverage. (Public hearing to be scheduled at the discretion of the Commission).
4. **Application 14-15 - CT River Foundation at Steamboat Dock, Inc.**  
An application for a special exception to change the use of a residential property at 57 Main Street, Essex, from residential to a use related to a non-profit maritime museum.  
(Public hearing must be commenced by December 24<sup>th</sup>)

### REGULAR MEETING

1. **CALL TO ORDER**
2. **APPROVAL OF THE AGENDA**
3. **NEW BUSINESS**
4. **OLD BUSINESS**

Discussion and possible vote on **Application No. 14-6 – Essex Zoning Commission.**  
A petition to amend Section 111 (Signs and Lights) of the Essex zoning regulations.  
(Decision to be made at the discretion of the Commission)

Discussion and possible vote on **Application No. 14-7** – **Essex Zoning Commission**.  
A petition to amend section 60 (Village Residence District) regarding minimum lot sizes and maximum building coverage. (Decision to be made at the discretion of the Commission)

Discussion and possible vote on **Application No. 14-8** – **Essex Zoning Commission**.  
A petition to amend section 61 (Rural Residence District) regarding minimum lot sizes and maximum building coverage. (Decision to be made at the discretion of the Commission)

Discussion and possible vote on **Application No. 14-15** - **CT River Foundation at Steamboat Dock, Inc.** An application for a special exception to change the use of a residential property at 57 Main Street, Essex, from residential to a use related to a non-profit maritime museum.

- 5. RECEIPT OF NEW APPLICATIONS**
- 6. VISITORS AND GUESTS**
- 7. REPORT FROM LEGAL COUNSEL and ZONING ENFORCEMENT AGENT**
- 8. OTHER BUSINESS**
  - Election of Officers
  - 2015 Calendar
  - Zoning Commission By laws modifications
  - Fee Schedule
- 9. APPROVAL OF MINUTES**
  - Meeting of November 24, 2014
- 10. CORRESPONDENCE AND PAYMENT OF BILLS**
  - Payment of legal fees
- 11. ADJOURNMENT**
  - Next scheduled meeting is **Monday, January 26, 2015**

Bill Reichenbach, Secretary

**The regular meeting scheduled for Monday, December 15 was rescheduled to tonight.**

