

**PLANNING & ZONING COMMISSION SPECIAL MEETING MINUTES  
FEBRUARY 10, 2021; 11:00 A.M.  
HELD VIRTUALLY VIA INTERNET AND PHONE**

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**Present:** Ken Edgar, Chairman; Jane Connolly, Vice Chairwoman; Don Saltzman, Sally Korsh, Britta Lerner, Richard Wolf; members of the public

**Not Present:** Harry Falber

**Digitally Recorded [held virtually due to the COVID-19 State of Emergency]**

11:03 a.m. Chairman Edgar called the meeting to order.

**DISCUSSION CON'T: PROCESS FOR THE PREPARATION OF AN AFFORDABLE HOUSING PLAN WITH MIKE ZUBA AND REBECCA AUGUR OF SLR CORPORATION (MILONE & MACBROOM, INC. HAS MERGED WITH SLR CORPORATION)**

**DISCUSSION CON'T: PROCESS FOR THE PREPARATION OF VILLAGE CENTER DISTRICT REGULATIONS WITH MIKE ZUBA AND REBECCA AUGUR OF SLR CORPORATION**

Chairman Edgar welcomed Mike Zuba and Rebecca Augur of SLR Corporation to come before the Commission and to discuss the process for the preparation of an Affordable Housing Plan and the process for the preparation of Village Center District Regulations which are separate with parallel tracks. He stated that the meeting is intended to organize the Commission's approach to these matters. Mike and Rebecca presented a power point and spoke about SLR's scope of work, the schedule for the planning processes and public outreach. Mike spoke about SLR's services as a follow-up to the Town's Plan of Conservation and Development, which incorporated a Town Center Master Plan. Mike presented a proposed schedule for the preparation of an affordable housing plan and for the preparation of Village Center District Regulations, which included a timeline for the scope of services, the deliverables, and a recommendation on outreach tools to achieve community engagement. Chairman Edgar spoke about the proposed schedule and stated that one of the terms of the \$15,000.00 state grant received for an affordable housing plan requires that the funds need to be used by June 30, 2021, and that a public hearing would need to be held before Village Center District Regulations can be adopted. Chairman Edgar commented on the importance of solid community input during these planning processes and stated that the affordable housing plan will be adopted by the Commission after receiving guidance from SLR and after a robust discussion by the Commission. The members asked questions and a discussion ensued. Vice Chairwoman Connolly commented that to help ensure community involvement, a public hearing for Village Center District Regulations should occur after the summer months. The members continued to ask questions and discussion continued with Mike and Rebecca. The following members of the public asked questions: Margaret Wirtenberg, Amy Kalafa of the Weston Sustainability Committee; Ellen Strauss, and Jess DiPasquale.

Hearing no further discussion, Britta Lerner made a motion that the Commission adjourn the meeting. Seconded by Vice Chairwoman Connolly. All in favor, the motion carried (6-0). Harry Falber absent.

11:52 a.m. Meeting adjourned

Submitted by: AnnMarie Fontana, Assistant