

THE ZONING COMMISSION
Town of New Fairfield
New, Fairfield, CT 06812
SPECIAL MEETING WORKSHOP MINUTES - REVISED
DATE: August 25, 2022
TIME: 7:30 pm
Location for: New Fairfield Library Community Room

Call to Order

John Moran meeting called to order at 7:35 pm.

Present

John Moran, Kevin VanVlack, Stephen Hanrahan, Tomas Kavaliauskas (alternate), Gary Mummert (alternate), Mark Lamanna (absent), Jane Landers (absent), and Town Official present: Zoning Enforcement Office Evan White.

Business Items

- 1) Final Bid Review Bid Packages For Consulting Firms To Review & Bring Zoning Regulations Up To Date & Necessary Revisions For Compliance With State Zoning Statutes & Current Amendments.
 - a) Bid 1 GreenWood Associates - Mr. David
 - b) Planimetrics – Mr. Glen Chandler
 - c) Bid 3 SLR – Mr. Robert

A discussion was held regarding the pros and cons of each of the bids. The items went over were the professionalism, timeframe, format and logic of approach, experience, budget numbers, content and value of each bid, previous restructuring experience, and thoughts on the firm being able to be evenhanded on ideological issues in a balanced and neutral manner. A request was made by Jane Landers to take into consideration when selecting a consulting firm how they can help the town with future mandates and directing the town on the best way to handle them.

Evan White gave his recommendation which would be GreenWood Associates due to the size of the business, the projection of time and cost.

A Special Meeting will be held with GreenWood Associates in attendance to have their bid presented and have a question/answer session with those in attendance. The projected date of the Special Meeting is Wednesday, September 28 2022.

Minutes

- 1) Minutes for May 4, 2022 Regular Meeting
Kevin VanVlack made a motion to approve the minutes. Stephen Hanrahan seconded the motion.

John Moran	Yes
Kevin VanVlack	Yes
Gary Mummert	Yes
Tomas Kavaliauskas	Yes
Stephen Hanrahan	Yes

2) Minutes for June 1, 2022 Regular Meeting

Kevin VanVlack made a motion to approve the minutes. Stephen Hanrahan seconded the motion.

John Moran	Yes
Kevin VanVlack	Yes
Gary Mummert	Yes
Tomas Kavaliauskas	Yes
Stephen Hanrahan	Yes

3) Minutes for June 8, 2022 Special Meeting

Kevin VanVlack made a motion to approve the minutes. Stephen Hanrahan seconded the motion.

John Moran	Yes
Kevin VanVlack	Yes
Gary Mummert	Abstain
Tomas Kavaliauskas	Yes
Stephen Hanrahan	Yes

4) Minutes for July 6, 2022 Regular Meeting

Kevin VanVlack made a motion to approve the minutes with the amendment to Page 4 to read “in other towns there are incentives for illegal accessory apartments to come forward and become legal and increase the options for affordable housing options”. Stephen Hanrahan seconded the motion.

John Moran	Yes
Kevin VanVlack	Yes
Gary Mummert	Yes
Tomas Kavaliauskas	Yes
Stephen Hanrahan	Yes

5) Minutes for July 20, 2022 Special Meeting

Kevin VanVlack made a motion to approve the minutes. Stephen Hanrahan seconded the motion.

John Moran	Yes
Kevin VanVlack	Yes
Gary Mummert	Abstain
Tomas Kavaliauskas	Yes
Stephen Hanrahan	Yes

Adjournment

Kevin VanVlack made a motion to adjourn the meeting at 8:23 pm. Tomas Kavaliauskas seconded the motion.

John Moran	Yes
Kevin VanVlack	Yes
Gary Mummert	Yes
Tomas Kavaliauskas	Yes
Stephen Hanrahan	Yes