

**Planning and Zoning Commission  
Inland Wetlands Agency  
Special Meeting Notice  
August 25, 2016  
4 Nibang Avenue, Borough of Fenwick  
4:00 P.M.**

**AGENDA**

1. **Call to Order.**
2. **Public Hearing: Proposal to Amend the Zoning Regulations** as follows: add a new definition for utility platform and amend the definition of lot coverage to address utility platforms; add a new Section 4.3.13 to address home occupations as accessory uses; amend Section 5.3.4 Setback Infringements to address utility platforms and handicapped access; amend Section 6.9.3 to include the specific term “Elevation Certificate”; and correct section references in Sections 4.3.1, 4.5.6, and 5.2.3.
3. **ZSP16-002, 6-8 Neponset Avenue, map 11, lots 9 & 10.** Ethel Davis, owner and applicant; Site Plan and Coastal Site Plan Review application to demolish existing house and construct new single family dwelling with detached garage.
4. **Possible Action on Proposal to Amend the Zoning Regulations.**
5. **Plan of Conservation and Development.**
6. **Approval of Minutes** of previous meeting: Planning & Zoning/Inland Wetlands – July 12, 2016.
7. **Staff Report.**
8. **Other Business.**
9. **Adjournment.**

**LEGAL NOTICE  
BOROUGH OF FENWICK  
PLANNING & ZONING COMMISSION**

NOTICE IS HEREBY GIVEN that the Borough of Fenwick Planning and Zoning Commission will hold a Public Hearing on Thursday, August 25 at 4:00 p.m. at 4 Nibang Avenue, Borough of Fenwick, Connecticut to hear the following:

1. Proposal to amend the Zoning Regulations as follows: add new definition for utility platform and amend definition of lot coverage to address utility platforms; add new Section 4.3.13 to address home occupations as accessory uses; amend Section 5.3.4 Setback Infringements to address utility platforms and handicapped access; amend Section 6.9.3 to include the specific term “Elevation Certificate”; and correct section references in Sections 4.3.1, 4.5.6, and 5.2.3.

At this hearing all interested parties may appear and be heard, and written testimony received. These proposed amendments are on file in the office of the Borough of Fenwick, 580 Maple Avenue, Old Saybrook, Connecticut.

Dated at Borough of Fenwick, Connecticut this 9th day of August, 2016.

Charles M. Chadwick, Chairman  
Planning and Zoning Commission