



**Town of Wilton  
Planning Board Minutes  
February 1, 2024**

Members Present: Mike Leclair, Keith Amato, Ben Harnden, Charlie Lavin (Alt) Jay Cummings (alt)

**Meeting called to order by Chair Mike Leclair at 7:00.**

**1. Pledge of Allegiance**

**2. Adopt the Agenda**

**M/M/S Amato/Lavin to adopt the agenda as presented. Vote: 5-0-0**

**3. Review Planning Board Minutes from 1.18.24.**

A discussion as to who was allowed to make a motion/vote at the previous meeting was brought to the boards attention Item 4 indicates that Lavin seconded a motion as well as item 8. The board had a quorum without the alternates; therefore, a revote will need to be conducted. Vote: 5-0-0

**M/M/S Amato/Harnden to approve the changes to the Definitions. Vote: 5-0-0**

**M/M/S Amato/Harnden to adjourn the meeting. Vote: 5-0-0**

**M/M/S Amato/Harnden to adopt the minutes with the changes. Vote: 5-0-0**

**4. New Business**

**Discuss changes to the zoning ordinance to the tables in Wilton's Zoning Ordinance.**

A discussion as to why there needs to be an addition for ADU's in all tables and it was decided that the only table it needs to be in is A1 Residential Uses. There is no place to add them to tables A2, A, A4, A5, or Bulk Space & Bulk Standards.

**M/M/S Harnden/Amato to not add a line to any other table other than A1. Vote: 5-0-0**

**5. Old Business**

The Coffee Cart license was approved. She will be active during events as apposed to setting up on the sidewalk.

**6. Future Business**

No future business to report.

**7. Other Business**

A question about the expiration of permits as outlined in 7.5 of the Zoning Ordinance and the one-year time frame of starting a business. It states that "if substantial construction has not commenced or the use has not been instituted and one-year has elapsed since the date of issuance, the applicant must apply for and obtain a new permit". A discussion between the town lawyer and the town manager it is believed that a permit is only good for one year and must be revisited each year for a renewal. There will need to be some clarification moving forward.

**8. Adjourn**

**M/M/S Harnden/Amato to adjourn at 7:45**

**Submitted by Cindy Dunham, Scribe**