

AGENDA

The Packet for this meeting is available at
<https://mansfield.civicweb.net/document/41327?splitscreen=true>.

CHANGES TO MEETING PROCEDURES DUE TO COVID-19

In accordance with SB 1202 §163 and social distancing guidelines recommended by the CDC to slow community spread of COVID-19, this meeting will be held virtually. The public may listen to the meeting live by calling 1-929-205-6099, entering meeting ID 833 0504 4210 and passcode 606518. If you would like to view the meeting via the internet, please email planzonedept@mansfieldct.org by 3:00 p.m. on the day of the meeting to request a link. Additionally, an archive recording of the meeting will be made available at <https://mansfieldct.gov/video> for 12 months.

1. CALL TO ORDER AND ROLL CALL

2. APPROVAL OF MINUTES

- A. February 17, 2022 Regular Meeting Minutes
[02 17 2022 RRC Minutes-Draft](#)

3 - 4

3. OPPORTUNITY FOR PUBLIC COMMENT

Public Comment will be accepted by email at planzonedept@mansfieldct.org or by USPS mail care of the Mansfield Department of Planning and Development, 4 South Eagleville Road, Mansfield, CT 06268 and must be received by 3:00 p.m. on the day of the meeting to be included in an updated meeting packet. Public comment received after this time will be shared at the next meeting. Additionally, public comment can be provided in real time by calling in using the above-listed telephone number and access code.

4. REVISIONS TO ZONING AND SUBDIVISION REGULATIONS

- A. Sustainable CT Recertification Process
[Potential Amendments-Sustainable CT](#)
[2018 04 03 Lighting](#)
[Energize CT Best Practices Recommendations](#)
[5.1 Sustainability Concepts \(3\)](#)
[Lancaster County Parking Management Strategies](#)
[Sustainable CT-Action 3.8 related to LID](#)
[Sustainable CT-Action 3.13 related to dark skies](#)
[Sustainable CT-Action 5.1 related to POCD](#)
[Sustainable CT-Action 5.2 related to permitting procedures](#)
[Sustainable CT-Action 5.3 related to Agriculture-Friendly Practices](#)
[Sustainable CT-Action 6.2 related to parking](#)
[Sustainable CT-Action 11.3 related to diverse housing options](#)

5 - 64

- B. Transitional Districts

*At the 2/7/2022 PZC meeting, members expressed interest in developing a transitional district(s) that would help to implement the Mixed Use Center -Transitional and Compact Residential-Transitional Future Land Use Designations. Items marked with a * were added to the packet after*

65 - 108

publication of the agenda.

[Best practices for ending exclusive single-family zoning _ CNU](#)

[How to Enable MMH — Missing Middle Housing](#)

[Ordinances-and-built-examples-of-cottage-courts \(NAHB.org\)](#)

[Map 8.16 Future Land Use](#)

[*Discussion Outline - Mixed Use Transitional Zone-prepared by CMC Storrs LLC](#)

[*Kirkland Cottage Ordinance](#)

C. Single-Family Residential Districts

109 - 133

[01 14 2021 RRC Minutes-Draft](#)

[New Single-Family District Approach](#)

[Permitted Uses-Single-Family Districts](#)

[Proposed Use List-2018 Rewrite-Residential Neighborhood Districts](#)

[Appendix D-NRPZ](#)

[Smart Code Excerpts](#)

5. COMMUNICATIONS

6. FUTURE MEETINGS

7. ADJOURNMENT