

Date: 7/14/2020

Application #: 20-07ZR

COVENTRY PLANNING AND ZONING COMMISSION

RECEIVED

JUL 14 2020

TOWN OF COVENTRY
PLANNING & ZONING

APPLICATION FOR:

PETITION FOR CHANGE OF THE ZONING REGULATIONS

The undersigned hereby petitions that the Zoning Regulations of the Town of Coventry be Changed as Described Below:

Please see attached addendum

SECTION 4.06.01.h

(Please attach additional information if necessary)

Application fee of \$150.00, State fee of \$60.00 and Legal Notice Fee of \$600.00, Public Hearing Sign \$3.00 – Total Fee \$813.00

AMOUNT RECEIVED: \$210

DATE RECEIVED: 7/14/2020

AGENT: _____

APPLICANT: Melissa LeClair

ADDRESS: _____

ADDRESS: 35 Tedford Dr

PHONE: _____

PHONE: 860 573 5909

SIGNATURE: _____

SIGNATURE: Melissa LeClair

DATE: _____

DATE: 7/14/2020

The use of a container as an accessory building or structure is allowed only pursuant to a special permit issued by the Commission after determining compliance with the requirements listed below and such other conditions as the Commission may deem appropriate. For purposes of this section, "container" is defined to be a container fabricated for the purpose of transporting freight or goods on a truck, railroad or ship, including cargo containers, shipping containers, storage units, or other portable structures that are placed on private property and used for storage of items, including, but not limited to, clothing, equipment, goods, household or office fixtures or furnishings, materials and merchandise.

- The container's location must meet all setback requirements
- The container shall have a permanent exterior treatment and a pitched roof attached to it in order to cover the metal exterior. The treatment shall provide a residential style to the container. Painting of the exterior of the container is not considered to be an adequate exterior treatment. The design and exterior treatment of the container is subject to review and approval by the Commission.
- The container, the exterior treatment, and any required screening of the container shall be maintained in good condition at all times.
- Containers permitted pursuant to this section shall not be allowed in any National or Local Historic District.
- As a condition of placement, containers may be required to be fenced or screened from abutting properties and/or rights-of-way
- No hazardous or illegal materials shall be stored inside of the container.
- A container must be placed on a stone base or footings that meet all building codes.
- There shall be no electricity or plumbing installed within a container.
- There shall be no use of the container as a permanent or temporary dwelling place.
- The placement of more than one container on a residential property may be considered and approved by the Commission, subject to the provisions of this section and any other applicable Zoning Regulations.

September 4, 2020

TO: COVENTRY PLANNING AND ZONING COMMISSION

REPORT ON ZONING REFERRAL Z-2020-64: Proposed zoning amendment pertaining to allowing the use of a storage container as an accessory structure by special permit.

COMMISSIONERS: Receipt is acknowledged of the above-mentioned referral. Notice of this proposal was transmitted to the Policy and Planning Division of the Capitol Region Council of Governments under the provisions of Section 8-3b of the Connecticut General Statutes, as amended.

COMMENT: The staff of the Regional Planning Commission of the Capitol Region Council of Governments has reviewed this zoning referral and finds no apparent conflict with regional plans and policies or the concerns of neighboring towns.

The public hearing date has been scheduled for 9/14/2020.

In accordance with our procedures this letter will constitute final CRCOG action on this referral. Questions concerning this referral should be directed to Caitlin Palmer.

DISTRIBUTION: Planner: Andover, Bolton, Columbia, Vernon, Tolland, Mansfield, Willington, Windham, Southeastern COG

Respectfully submitted,

Jennifer Bartiss-Earley, Chairman
Regional Planning Commission

Brendan Malone, Vice Chairman
Regional Planning Commission



Caitlin Palmer
Senior Community Development Planner