

City of Milford, Connecticut

MEMORANDUM

TO: Karen Fortunati, City Clerk
FROM: David B. Sulkis, City Planner
DATE: January 26, 2021
Re: Text Changes to the City of Milford Zoning Regulations

At its meeting held January 19, 2021, the Planning and Zoning Board approved the following text regulation changes to the Milford Zoning Regulations.

Article III, Section 3.1.6.1 PLANNED ELDERLY COMMUNITY FOR PERSONS FIFTY-FIVE YEARS OF AGE OR OLDER; SECTION 3.17 CORRIDOR DESIGN DEVELOPMENT DISTRICT 2 – DEVON CENTER – NAUGATUCK AVENUE; CDD-2, SECTION 3.17.2 SPECIAL USES; SECTION 3.19 CORRIDOR DESIGN DEVELOPMENT DISTRICT 4 – NEW HAVEN AVENUE DESIGN CORRIDOR DISTRICT; CDD-4, SECTION 3.19.2 SPECIAL USES

- 1. Sec. 3.1.6.1 In recognition of the unique and special needs of the elderly, this section is intended to both promote housing choice and to encourage the development of housing alternatives and opportunities for the elderly residents of the City of Milford consistent with current developments in private elderly housing. It is further intended to provide a flexible and workable concept of community living, including the provision, within a single development, of a range of optional nutritional, recreational, housekeeping and health related services, as well as assistance with daily living activities designed to maintain a maximum level of independent living. This Section provides both standards and procedures for the development of a “Planned Elderly Community for Persons Fifty-Five Years of Age or Older” (also referred to in these Regulations as “Planned Elderly Community”). It is recommended that the developer of a proposed Planned Elderly Community meet with the staff of the Planning and Zoning Office prior to the submission of an application to give the developer the opportunity to discuss these regulations informally and to ask any questions he or she may have in the interest of*

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Regulation Changes Approved
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avoiding delays and excessive revisions after submission of a formal application for a Special Permit in accordance with 7.2.1.

And

- 1) (New) Section 3.17.2.21 Planned Elderly Community for Persons Fifty-Five Years of Age or Older in accordance with Section 3.1.6.***

And

- 2) (New) Section 3.19.2.20 Planned Elderly Community for Persons Fifty-Five Years of Age or Older in accordance with Section 3.1.6.***

This regulation change will become effective February 5, 2021.

Distribution

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