

# City of Milford, Connecticut

## MEMORANDUM

**TO:** Karen Fortunati, City Clerk  
**FROM:** David B. Sulkis, City Planner  
**DATE:** September 4, 2020  
**Re:** **Text Changes to the City of Milford Zoning Regulations**

At its meeting held September 1, 2020, the Planning and Zoning Board approved the following regulation change to the Milford Zoning Regulations.

### **Article 5, Section 5.8 – Flood Hazard and Flood Damage Prevention Regulations: 5.8.3 Procedure**

#### **Existing text as follows:**

*5.8.3 Procedure: No land, building, structure or use shall be developed or constructed below the regulatory flood protection elevation in any Zoning District unless and until the Planning and Zoning Board has previously approved a Site Plan and authorized the issuance of a special permit in accordance with ARTICLE VII herein, and the procedures, requirements conditions and standards set forth hereinafter. Single family homes and buildings, or structures accessory to a residential use, shall be subject to Site Plan Review only and may be exempted from full compliance with Section 5.8.5.1 by the Planning & Zoning Board.*

#### **Revised as follows: (revision in bold italic)**

*5.8.3 Procedure: No land, building, structure or use shall be developed or constructed below the regulatory flood protection elevation in any Zoning District unless and until the Planning and Zoning Board has previously approved a Site Plan and authorized the issuance of a special permit in accordance with ARTICLE VII herein, and the procedures, requirements conditions and standards set forth hereinafter. Single family homes and buildings, or structures accessory to a residential use, shall be subject to Site Plan Review only and may be exempted from full compliance with Section ~~5.8.5.1~~ **5.8.5** by the Planning & Zoning Board.*

**This regulation change becomes effective September 18, 2020**

**Distribution**

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