



City of New Haven

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Meeting Minutes Legislation Committee

Tuesday, August 2, 2022

6:00 PM

Aldermanic Chambers

Meeting can be viewed on Board of Alders Youtube Page

(Board of Alders Notice New Haven) The Legislation Committee of the Board of Alders will meet “in-person” on Tuesday, August 2, 2022 at 6:00 p.m. in the Board of Alders Chamber located at 165 Church Street, 2nd Floor; New Haven, CT to hear and act on the following items:

- 1) [OR-2022-0020](#) ORDINANCE AMENDMENT OF THE NEW HAVEN BOARD OF ALDERS TO MODERNIZE CITY ORDINANCES TO REFLECT LANGUAGE THAT IS RESPECTFUL TO PEOPLE WITH DISABILITIES.

Attachments: [Checklist. Language Modernization.06242022](#)
[CoverLetter.Language Modernization.06242022 \(2\)](#)
[CoverLetter.Language Modernization.6242022.LH](#)
[Ordinances.Disability Language](#)
[Changes.Garamond.REDLINE.06242022](#)
[PRIOR NOTIFICATION FORM.Language Modernization.06242022](#)
[Fiscal Impact.Language Modernization.06242022](#)
[Signed cover OR-2022-0020 Disab Svcs Ordin Amend Modernize](#)

This Ordinance was Favorable Reportto the Board of Alders

- 2) [OR-2022-0019](#) ORDINANCE BY THE NEW HAVEN BOARD OF ALDERS ESTABLISHING A TEMPORARY TWELVE (12) MONTH MORATORIUM ON THE SUBMISSION AND ACCEPTANCE OF APPLICATIONS FOR BUILDING PERMITS, SITE PLANS, VARIANCES, SPECIAL EXCEPTIONS, SPECIAL PERMITS, LOT SPLITS AND REZONING AMENDMENTS WITHIN THE LONG WHARF RESPONSIBLE GROWTH PLAN AREA (“MORATORIUM AREA”); PROVIDING FOR AUTHORITY; LEGISLATIVE FINDINGS OF FACT; MORATORIUM AREA; TEMPORARY MORATORIUM IMPOSED; EXEMPTIONS, DURATION OF TEMPORARY MORATORIUM; AND SEVERABILITY.

Attachments: [0.-Check-List-for-Aldermanic-Submission Long Wharf Zoning Moratorium - May 25 2022](#)
[Coordinator Signed Cover Sheet OR-2022-0019](#)

[1.-Cover-Letter-From-City-Plan Long Wharf Zoning Moratorium - May 25 2022](#)
[Moratorium Ordinance Rev MJP 05 27 2022](#)

[2.-Prior-Notification-Form Long Wharf Zoning Moratorium - May 25 2022](#)
[3.-Fiscal-Impact-Statement Long Wharf Zoning Moratorium - May 25 2022](#)
[5. Map of Long Wharf Zoning Moratorium-Order of the Board of Alders 05.27.22](#)
[Long Wharf Responsible Growth Plan](#)

[OR-2022-0019 SIGNED cover Long Wharf Zoning Moratorium Ordinance](#)
[OR-2022-0019 SIGNED packet Long Wharf Zoning Moratorium Ordinance no growth plan](#)
[4. Exhibit B Moratorium Area 6.6.22 update](#)

[4. Exhibit B Moratorium Area](#)

[Exhibit A Long Wharf Responsible Growth Plan 6.6.22 update](#)
[Exhibit A Long Wharf Responsible Growth Plan](#)
[Moratorium Ordinance Rev MJP 05 31 2022 fn](#)

This Ordinance was Favorable Reportto the Board of Alders

Per Order: Hon. Charles Decker, Chair;

Attest: Hon. Michael Smart, City Clerk

These items are on file and available in the Office of the City Clerk, Room 202 at 200 Orange Street; New Haven, CT 06510.

For accessibility related accommodations, please call (203) 946 7651 (V) or (203) 946 8582 (TTY/TDD).

Public comment/testimony may also be submitted via email to publictestimony@newhavenct.gov before 2:00 pm on the day of the meeting.

Meeting Minutes

Alder Cupo, Vice-Chair called the meeting to order at 6:07 p.m., August 2, 2022 in the Aldermanic Chamber, 165 Church Street, New Haven. Present were Alds. Cupo, Morrison, Marchand, and Furlow. Also, in attendance was Aids. C. Rodriguez.

1. ORDINANCE AMENDMENT OF THE NEW HAVEN BOARD OF ALDERS TO MODERNIZE CITY ORDINANCES TO REFLECT LANGUAGE THAT IS RESPECTFUL TO PEOPLE WITH DISABILITIES.

Gretchen Knauff, Director of Disabilities, came before the committee and spoke concerning the requested ordinance change.

Alder Furlow asked how it would cost the city to redo all the handicapped signs. Ms. Knauff said that it didn't need to be done immediately.

Alder Furlow asked if the city buildings need to be done now. Ms. Knauff said they didn't need to be done now.

There were no further questions from the committee.

Alder Cupo asked if anyone from the public wished to testify. The following came forward.

1. Robin Tousey Ayers. Of 266 Canner Street, spoke in favor of the changes.

Alder Cupo asked 3 times if anyone from the public wished to testify. No one came forward.

2. ORDINANCE BY THE NEW HAVEN BOARD OF ALDERS ESTABLISHING A TEMPORARY TWELVE (12) MONTH MORATORIUM ON THE SUBMISSION AND ACCEPTANCE OF APPLICATIONS FOR BUILDING PERMITS, SITE PLANS, VARIANCES, SPECIAL EXCEPTIONS, SPECIAL PERMITS, LOT SPLITS AND REZONING AMENDMENTS WITHIN THE LONG WHARF RESPONSIBLE GROWTH PLAN AREA ("MORATORIUM AREA"); PROVIDING FOR AUTHORITY; LEGISLATIVE FINDINGS OF FACT; MORATORIUM AREA; TEMPORARY MORATORIUM IMPOSED; EXEMPTIONS, DURATION OF TEMPORARY MORATORIUM; AND SEVERABILITY.

Michael Piscitelli, Economic Development Administrator, Carlos Eyzaguirre, Deputy Development Director, Ester Rose-Wilson, City Planner) and Roderick Williams, Corporation Counsel, came before the committee. Mr. Piscitelli gave the committee a handout. He also spoke about the goals of the request. Mr. Eyzaguirre spoke about the moratorium followed by Ms. Rose-Wilson who spoke about the goals they were trying to achieve. Mr. Piscitelli spoke again about the request.

Alder Morrison asked what was in the request that was different from what they had tried in the past. Mr. Piscitelli spoke on this.

Alder Marchand asked if the order that the committee had received was a new version of the order. Mr. Piscitelli said that it was. Ms. Rose-Wilson also spoke about this new version and why it was being requested.

Alder Marchand asked if they were requesting that the new version be substituted and be approved. Mr. Piscitelli said that it was.

Alder Marchand asked if the Board could extend the moratorium for more than one year. Mr. Piscitelli said that they could.

Alder Marchand asked for clarification of the process for obtaining an exception. Mr. Piscitelli spoke on this.

Alder Marchand asked what categorical exclusions or exceptions are. Mr. Piscitelli told him the differences.

Alder Fowler asked if they were going to have community meeting on the moratorium. Mr. Eyzaguirre spoke on this.

There were no further questions from the committee.

Alder Cupo asked if anyone from the public wished to testify. The following came forward.

1. Matt Ranelli, of 265 Church Street, from Shipman & Goodwin, LLC, representing Fusco Corporation. Mr. Ranelli spoke in favor of this moratorium. He also made a recommendation to change the language in section 4B. 8 to say "general plans approved pursuant to Section 65 of the Zoning Regulations".

Alder Cupo asked 3 times if anyone from the public wished to testify. No one came forward.

At 7:13 PM, Alder Marchand, seconded by Morrison, moved to close the public portion of the meeting. The committee voted unanimously to approve this motion.

Committee Action:

- 1. Alder Marchand, seconded by Morrison, made a motion to move item 1 favorably. The committee voted, by voice vote, to approve the language changes in the ordinance concerning disabilities.*
- 2. Alder Marchand, seconded by Morrison, made a motion to move item 2 for discussion. Alder Marchand, seconded by Furlow, made a motion to amending the order for the Moratorium, by substitution. The committee voted by voice vote, to approve the amendment. Alder Marchand, seconded by Furlow, to amend the order in Sec 4B-8, as requested by Mr. Ranelli. The committee voted by voice vote to approve the amendment. Alder Cupo that the order, as amended be moved. Alder Marchand and Alder Morrison spoke in favor of the amended order. The committee voted by voice vote, to unanimously approve the amended order.*

At 7:23 PM, Alder Marchand, seconded by Fowler, made a motion to close the meeting. The committee voted to approve the motion.

The meeting was recorded. The recording is filed and may be inspected at Legislative Services.

Respectfully submitted,

*Donald A. Hayden
Fiscal Analyst*