

Proposed Zoning Text Amendment

AN ORDINANCE AMENDING SECTION 6.3 OF THE NORWICH ZONING REGULATIONS AS ADOPTED BY ORDINANCE NO. 1721 ON 10-19-2015, ENTITLED “MOTOR VEHICLE SALES AND REPAIR.”

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORWICH THAT Section 6.3 of the Norwich Zoning Regulations as adopted by Ordinance No. 1721 on 10-19-2015, entitled “Motor Vehicle Sales and Repair,” is hereby amended as follows:

6.3 - Garages and Filling Stations, Motor Vehicle Sales and Repair.

Where authorized, garages and filling stations, motor vehicle sales and repair shall have the following additional requirements:

6.3.1

~~Certificate of approval of location for dealing and/or repairing of motor vehicles, and/or for gasoline and motor oil sales. No certificate of approval shall be issued unless the Commission finds, after conducting a public hearing in accordance with section 6.3.2 of these regulations, that the location is suitable for the use intended, with due consideration having been given to the proximity of schools, churches, intersecting streets, traffic conditions, width of highway and the effect of public travel, and that such location will not imperil the safety of the public.~~

.1

~~No new garages for the repair of motor vehicles as a primary activity, or a new gasoline filling station, either as a primary or secondary activity, shall be erected near any building or lot used for such purpose on any part of a lot within 1,000 feet on a straight line measurement from the nearest portion of any lot used or proposed to be used for the within stated purposes.~~

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~~No gasoline pump or filling appliance shall be located within 25 feet of any lot line.~~

6.3.2

~~Public hearing. In accordance with CGS § 14-54 and/or CGS § 14-321, the Commission on the City Plan shall hold a public hearing within 65 days of receipt of application for a certificate of approval or of location. Notice of time and place of the hearing shall be published in a newspaper having a general circulation in the City of Norwich at least twice, at intervals of not less than two days, the first not more than 15, nor less than ten days, and the last not less than two days before the date of the hearing. Notice shall be sent by certified mail to the applicant of not less than ten days before the date of the hearing informing the applicant of the date and time of the scheduled public hearing. The decision on such certificate of approval shall be rendered within 65 days of the hearing. The applicant may consent to one or more extensions of any period specified in this section, provided the total extension of any such period shall not be for longer than the original period as specified in this section. Notice of the decision shall be~~

~~published in a newspaper having a general circulation in the City of Norwich and sent by certified mail to the applicant within 15 days after the decision has been rendered. The reasons for granting or denying such application shall be stated by the Commission on the City Plan.~~

~~6.3.3~~

Misrepresentation or fraud. If it is ascertained that a certificate of approval was procured by misrepresentation or fraud, the Commission may, after a hearing, revoke the certificate. Notice of revocation of the certificate of approval should be forwarded to the commissioner of the department of consumer protection.

~~6.3.4~~ 6.3.3

Fee. All applications for a certificate of approval of location shall be accompanied by a fee of \$300.00 ~~to cover the costs of publication and the expenses of the hearing.~~ Said fee shall be paid at the time of filing the application.

AND BE IT FURTHER ORDAINED BY THE COUNCIL OF THE CITY OF NORWICH that this ordinance shall become effective ten (10) days after its publication.

Dated at Norwich, Connecticut this 27th day of July, 2017

THE APPLICANT:

By: Cumberland Farms, Inc.

Submitted by Mayor Hinchey by request