

# TOWN OF NEWINGTON

131 Cedar Street Newington, Connecticut 06111

## Town Planner

**To:** Town Plan and Zoning Commission  
**From:** Town Planner Craig Minor, AICP  
**Date:** August 3, 2020  
**Subject:** **Town Planner Report for August 12, 2020**

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### 1. COVID-19:

**A. Outdoor Seating:** There have been no new requests for outdoor restaurant seating since the last TPZ meeting, but I did receive three requests for other outdoor activities under tents. The Executive Order that authorizes zoning officials to approve outdoor food and beverage activities also authorizes zoning officials to approve outdoor retail activities. I therefore approved the following:

1. 354 Main Street (Werner's Best): a tent in the parking lot to sell CBD products.
2. 41 Commerce Court (Big Sky): a tent on the adjacent property to provide shelter for people engaged in fitness activities.
3. 155 Lowrey Place (Newington Republican Town Committee): a tent in the parking lot for political campaign activities.

### **B. Home Businesses:**

The zoning regulations allow two types of home business. The first type is strictly by phone, computer, or mail with no customers arriving and no indication that there is a business going on. That type is by right, with no approval by TPZ or the zoning staff. The other type is more intense, with customers arriving and up to one employee. This type of home business requires a special permit from TPZ. It has been brought to my attention that during the COVID-19 pandemic many hairdressers do not want to work in their usual salon, and would like to work from home, with only one customer in the house at a time. This is prohibited in either of the two types of home businesses.

I recommend the regulations be amended to let licensed barbers and hairdressers work from their home, at least for the time being. The amendment could have an expiration date, such as one year. If the Commission agrees with the concept, the public hearing on the amendment could be as soon as September 9, 2020.

### 2. Outstanding TPZ Performance Bonds:

See attached spread sheet for explanation and status of outstanding performance bonds.

cc:  
file

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