

SECTION 1 TITLE AND JURISDICTION

- 1.1 Title: These Regulations shall be known and may be cited as the “Zoning Regulations of the Town of Clinton, Connecticut”.
- 1.2 Jurisdiction: No land, building or other structure shall be used and no building or other structure shall be constructed, reconstructed, enlarged, extended, moved or structurally altered except in conformity with these Regulations.
- 1.3 Penalties: Any person, firm or corporation who shall violate any of the Zoning Regulations hereinafter set forth shall be subject to civil penalties or other action as set forth in Section 8-12 of the Connecticut General Statutes (CGS).
- 1.4 Purpose: The purpose of these Regulations is to promote the health, safety and general welfare of the community; to conserve the value of property and encourage the most appropriate use of land throughout the Town; to lessen congestion in the streets; to avoid undue concentration of population; to secure safety from fire; to facilitate adequate provision for transportation, water, sewerage, schools, parks, recreation and other public requirements; to provide for the public health, comfort and general welfare in living and working conditions; and to regulate and restrict the location and time of operation of trades and industries and the location of buildings/structures for specific uses, to regulate and limit the height and bulk of buildings/structures hereafter erected; to regulate and determine the area of yards, courts and other open spaces for building hereafter erected in the Town of Clinton; to conserve and improve the physical appearance and character of the Town.