

PLANNING AND ZONING COMMISSION

Regular Meeting Minutes
Dec 15, 2016
Draft Minutes Subject to Modifications

Present: Chairman K. McDuffie Commissioners B. Giglio, D. Setaro and D. Taylor. First Selectman Chris Bielik was present to obtain a quorum.
Absent Commissioners: P. Hinman, R. Villano, R. Jurzynski, Cal Brennan and D. Parsons.

I CALL TO ORDER

Chairman K. McDuffie called the regular meeting of the Beacon Falls Planning and Zoning Commission to order at 7:58 P.M. The Pledge of Allegiance was recited.

II APPROVAL OF MINUTES

A motion to approve the minutes of the regular meeting of Nov 17, 2016 as submitted was made by Comm. B. Giglio 2nd by Comm. D. Taylor.
5 in favor. 2 abstentions.

III COMMENTS FROM THE PUBLIC

Chairman K. McDuffie asked if there were any comments from the public and Kevin Dokla, 10 Timber Ridge Lane came forward and expressed his frustration with trying to get water issues resolved, he is not getting anywhere with the builder, he has been to the BOS and they referred him to this commission. Jim Galligan is going to look into the situation and get back to him. He also has other questions as to when the road will be accepted by the town so that they can receive town services. He was told that the builder needs to come to Planning and Zoning to request it and then the Town Engineer will inspect and remit his findings to the commission who will in turn recommend acceptance to the BOS. Chairman K. McDuffie asked 3 times if there were any other comments from the public and no one came forward.

IV ZONING ENFORCEMENT OFFICERS REPORT

No report from the new ZEO, Mike Mormile.

V TOWN ENGINEER REPORT

The Town Engineer was present but not submit a written report.

VI COMPREHENSIVE PLAN OF CONSER. AND DEVELOPMENT

No activity.

VII OLD BUSINESS

- 1) Chatfield Farms – No activity
- 2) Oakwood Estates – No activity
- 3) Pond Spring – Inspection fees are in place.
- 4) Tiverton – No activity
- 5) Pent Road – No activity

VIII NEW BUSINESS

- 1) Hop Brook – No activity.
- 2) Riverbend – No report, but it is coming along nicely, it is suggested that the commissioners to see it.
- 3) P-2016-208 – Proposed Change to Plan of Conservation and Development – Discussion and or Vote - Tabled.

IX NEW APPLICATIONS

No new applications

X CORRESPONDENCE AND PAYMENT OF BILLS

A motion to approve payment of bills was made by Comm. B. Giglio and 2nd by Comm. D. Setaro. All in favor.
A letter was received from Attorney Byrne stating that Jordan Energy is considered a public utility.

XI PETITIONS FROM COMMISSIONERS

No petitions from commissioners.

XII ELECTION OF OFFICERS

J. Galligan moderated the nominations and vote.
A motion to nominate Kevin McDuffie as Chairman was made by Comm. D. Taylor and 2nd by Comm. B. Giglio. No other nominations were submitted. 4 in favor. 1 abstention by Chris Bielik.
A motion to nominate B. Giglio as Vice Chairman was made by Kevin McDuffie and 2nd by Comm. D. Taylor. No other nominations were submitted. 4 in favor. 1 abstention by Chris Bielik.
A motion to nominate D. Taylor as secretary was made by Kevin McDuffie and 2nd by Comm. B. Giglio. No other nominations were submitted. 4 in favor. 1 abstention by Chris Bielik.

XIII ADJOURNMENT

A motion to adjourn at 8:45 P.M. was made by Chris Bielik and 2nd by Comm. B. Giglio. All in favor.

Respectfully submitted,
Mary Ellen Fernandes
Clerk, Dec. 18, 2016