

Bridgewater Planning and Zoning Commission
Burnham School, 80 Main Street South, Bridgewater, Ct. 06752
Approved Minutes of the Regular Meeting
Thursday, February 21, 2019, 7:00 P.M.

Call to Order: Chairman Dainius Virbickas called the meeting to order at 7:00 p.m.

Roll Call and Designation of Alternates:

Present: Mike Wellman, Laszlo Pinter, Emil Degrazia, Wayne Khare (alt.), A. McNaughton (alt.), Dainius Virbickas

Also Present: Lois Gilmore, Land Use Coordinator

Absent: Ed Terry (alt.), Ed DeVoe

A. McNaughton was moved up to voting status.

Minutes of the regular and the public hearing meeting held on January 17, 2019.

E. Degrazia made a motion to approve the minutes of the public hearing held on January 17, 2019. E. Degrazia seconded. E. Degrazia, L. Pinter, M. Wellman, D. Virbickas were in favor. A. McNaughton abstained.

L. Pinter made a motion to approve the minutes of the regular meeting held on January 17, 2019. E. Degrazia seconded. Unanimous approval.

Public Comments on Items not on the Agenda: none

Any Other Business Added By 2/3 vote:

1. James Kelly representing Steve Shabet asked to be on the agenda for an informal discussion about a proposed farmstand. L. Pinter made a motion to add the discussion of the farmstand to the agenda. M. Wellman seconded. Unanimous approval.

OLD BUSINESS: none.

NEW BUSINESS:

1. Alferi/Bedini, 2 Barn Road, convert barn to living space. Doug DiVesta presented this application to the commission. The applicant is proposing to convert an existing barn to a three bedroom single family dwelling with a deck. D. Virbickas expressed concern that the road be kept open during the construction of the house. L. Pinter made a motion to approve the application according to the presentation and that the road be kept open during construction. M. Wellman seconded. Unanimous approval.

2. Farmstand on Route 67. James Kelly representing Steve Shabet presented an informal discussion about a proposed farmstand.

Communications, Bills, Reports:

1. Bills: A. McNaughton made a motion to approve the bill for Halloran & Sage for \$3264.00. L. Pinter seconded. Unanimous approval.

2. ZEO Report: The ZEO Report was reviewed by the commission. A complaint was made about a room being rented on Main Street North. The homeowner will be sent a letter asking to apply for a bed & breakfast and to check with other agencies such as the building official, the fire marshal and the assessor to see what they require. E. Degrazia made a motion to accept the ZEO report. A. McNaughton seconded. Unanimous approval.

3. Discussion of P&Z Regulations. Items that the commission will be working on are fees & applications, home occupations and nonconforming structures.

Adjournment: L. Pinter made a motion to adjourn. E. Degrazia seconded. Unanimous approval at 8:50 p.m.

Respectfully submitted,
Lois Gilmore, Land Use Coordinator