

AGENDA
BROOKFIELD ZONING COMMISSION
Thursday, November 21, 2013 – 7:00 p.m.
MEETING ROOM #133 – TOWN HALL, 100 POCONO ROAD

1. **Convene Meeting**
 - a. **Review Minutes of Previous Meetings:** 11/7/13 special, 9/12/13, 11/14/13

2. **Land Use Enforcement**
 - a. **Enforcement Officer's Report:**

3. **Review Correspondence**
 - a. **Minutes of other Boards and Commissions:** Inland Wetlands Commission; Zoning Board of Appeals; Planning Commission 11/7/13; Zoning Sub-Committee
 - b. Legal Briefings for Building Inspectors: November 2013

4. **Public Hearing 7:30 p.m.**
 - a. **460 & 501 Candlewood Lake Road #201300952 (DR) and #201300952 (NRR):** Design Review and Natural Resources Removal Applications for “Brookfield Parks Revitalization Project” to add: basketball court, artificial playing fields, and a building (*PH close date 12/25/13*)

5. **Continued Public Hearing:** Following above Public Hearing
 - a. **Proposed Regulation Change #201300993:** Section 242-306C – LED Lighting

6. **Old Business:**
 - a. **258 Whisconier Road #201300951:** Certificate of Zoning Compliance for a craftsman shop to store Landscaping Equipment on the property (*dec date 12/27/13*)

7. **New Business:**
 - a. **40 & 64 Laurel Hill Road #201301069:** Site Plan Modification to relocate only the historic structure (*dec date 1/24/14*)
 1. Letter from Nancy Levesque, P.E. to Zoning Commission dated 11/13/13 Re: The Residences at Laurel Hill Incentive Housing Development (Permit #201200588)
 2. Map Cover Sheet titled “The Residences At Laurel Hill Proposed Incentive Housing Development” prepared by CCA, LLC dated 6/20/12 revised thru 11/13/13
 - “General Legend, Notes And Abbreviations” dated June 2012 revised thru 5/17/13 – sheet N1
 - “Layout And Materials Plan” dated 6/6/12 revised thru 11/13/13 – sheet C1
 - “Grading And Drainage Plan” dated 6/6/12 revised thru 11/13/13 – sheet C2
 - “Utilities Plan” dated 6/6/12 revised thru 11/13/13 – sheet C3
 - “Landscape Plan” dated 6/6/12 revised thru 11/13/13 – sheet C4
 - “Landscape Plan Enlargement” dated 6/6/12 revised thru 5/17/13 – sheet C4a
 - “Landscape Plan Enlargement” dated 6/6/12 revised thru 11/13/13 – sheet C4b
 - “Erosion Control Plan” dated 6/6/12 revised thru 11/13/13 – sheet C5
 - “Notes And Details” dated 6/6/12 revised thru 5/17/13 – sheet C6
 - “Notes And Details” dated 6/6/12 revised thru 5/17/13 – sheet C7
 - “Notes And Details” dated 6/6/12 revised thru 5/10/13 – sheet C8
 - “Notes And Details” dated 6/6/12 revised thru 5/10/13 – sheet C9
 - “Notes And Details” dated 6/6/12 revised thru 5/10/13 – sheet C10
 - “Notes And Details” dated 6/6/12 revised thru 5/17/13 – sheet C11
 - “Sedimentation And Erosion Control Plan” dated 12/7/05 – sheet E1

- b. **849 Federal Road #201301070: Site Plan Modification and Certificate of Zoning Compliance for a wood storage and sales business** (*dec date 1/24/14*)
 - 1. GIS map handed into Land Use on 11/15/13

- c. **10 Tree Farm Lane #200700674: Request for Bond Release: Final Release of \$650 for stabilization of house site and drive.**

- d. **13 Mist Hill Drive #200500992: Request for Bond Release: Final Release of \$600 for erosion control.**

- 8. **Tabled Items:**

- 9. **Informal Discussion:**
 - a. **117 Whisconier Rd:**

- 10. **Comments of Commissioners:**

- 11. **Adjourn:**

****Next Regular Meeting Scheduled for December 12, 2013****