

Motion: D. Pavlick moved to approve the application of the Town of Litchfield for a 24x24 shed located at 14 Plumb Hill Rd.

Second: C. Barrows

Vote: 7-0 unanimous vote of approval

II. APPLICATION RECEPTIONS

7. Mane

66 Goslee Rd.

9/15/14

Receive and set public hearing (10/20/14) for Home Occupation (Article V, Sec. 13) for sales and transfer of firearms.

The special permit application is for the internet sale of firearms as e-commerce. No ammunition will be sold and all firearms will be secured in a safe and the house is alarmed. No semi-automatic weapons will be sold.

Motion:C. Barrows moved to schedule the public hearing on 10/20/14

Second:S. Lowenthal

Vote: 7-0 unanimous vote of approval

Mr. Mane was informed of the requirements of notifying neighbors within 150 feet by certified letter of the hearing.

III. PUBLIC HEARING

8. Landau (Litchfield Athletic Club)

599 Bantam Rd.

9/15/14

Special Exception modification from Indoor Recreational Use to Indoor/Outdoor Recreational Use with minor modification to site plan

Time Opened: 7:34

The legal notice was read into the record by the Chairman and the required green cards were submitted.

Summary:Dennis McMorrow, engineer for the applicant, stated due to economic conditions, Mr. Landau, owner of the Litchfield Athletic Club, is not going forward with the previously approved addition to the building and is applying for an outdoor recreational area in a section of what would have been parking for the addition. When economic conditions improve Mr. Landau would remove the outdoor recreational area and construct the addition and parking as approved. The area has a gravel base and contains telephone poles and ropes for climbing. The area is posted with signs for members only and is not to be utilized after dark.

Public Comment Opened: 7:42 p.m.

Clifford Cooper, Litchfield resident, spoke in favor of the application.

1st Motion:S. Lowenthal moved to close the hearing.

Second:P. Losee

Vote:7-0 unanimous vote of approval

Time Closed:7:45 p.m.

Motion:S. Lowenthal moved to approve the application for outdoor recreational use as submitted with the stipulation when the 2009 addition and 50 parking spaces are to be constructed the outdoor recreation area be removed.

Second:D. Pavlick

Vote: 7-0 unanimous vote of approval

9.Friends of the Litchfield Community Greenway, Inc. – South Lake St. & Whites Woods Rd. ó Special Exception Outdoor Recreational Use to construct 2,800 foot recreational trail (Article V, Section 22)

Time Opened: 7:47 p.m.

The legal notice was read into the record by the Chairman and the required green cards were submitted.

Summary:The proposal was represented by Clifford Cooper, Berta Andrulis Mette and Ted Murphy. Clifford Cooper, President of the Friends of the Litchfield Community Greenway, Inc. detailed the project. The section of trail being proposed is the "Ghost Trail" of the 19th century railroad bed that is 2800 linear feet in length and runs from South Lake Street to White's Wood Road, just west of Road Race Park. The trail will ultimately be 4 miles long ending at Stoddard Road. It was noted the Russell Street section of the railroad bed, which includes the area of the former train "turntable" is not part of this application. Thirty five letter of support of the project were submitted to the file.

Included in the file is the following: license agreement from CL&P which is pending per the letter from Jamie Litner noting NU's approval of the environmental plan; Ct forest and Park Service letter supporting the plan; 2007 and revised 2009 Town Plan of Conservation and Development recommending the trail plan.

Berta Andrulis Mette noted the trail is an asset to the community and the organization will follow the existing statewide models of existing open space.

Chairman Waterhouse raised questions and concerns regarding parking on and around South Lake Street and how the path would be secured so vehicles other than emergency vehicles can't access the path. C. Cooper noted the Fire Marshal's letter, 9/9/14, with T. Waterhouse commenting a gate that would be locked was preferable to the bollards proposed by the Fire Marshal. A letter in the file from Public Works Director, Jack Healy, dated 9/15/14, stated the town is looking at areas for potential parking with new no parking signs already installed on South Lake Street and around the grassy island at the intersection of Alain White Road. Substantial discussion continued as to the parking issue.

Ted Murphy commented that greenways enhance property values and often shorten marketing time for property sales.

Public Comment Opened: 8:25 p.m.

William Conti left the meeting at 8:40 p.m.

Comments were in favor of the Greenway plan but many were opposed to there not being a parking plan for the project. It was suggested the hearing be continued so additional information with the town as to a plan for creating parking areas on town owned land be further considered.

1st Motion:S. Lowenthal moved to continue the hearing to 10/20/14 at the Town Hall Annex Gymnasium.

Second:D. Schlesinger

Vote:5-2 in favor of the motion with C. Barrows and D. Pavlick opposed.

Time Recessed:8:55 p.m.

IV. REGULAR MEETING

10.. Review proposal(s) and choose consultant for referral to Board of Selectmen (9/16/14) and to start project 10/1/14.

Dr. Tobin stated one of the two applicants, Stedronsky and D~~o~~Andrea are not able to meet the town~~s~~ requirements for insurance coverage so are not an option. There was discussion as to the issues related to the small number of respondents to this second RFP due to the short time frame allocated and the payment for services at the completion of the project. Some commissioners were uncomfortable hiring a firm that is located in Ohio while others felt Graydon Landuse principals were highly qualified.

Motion: S. Lowenthal moved to authorize the Chairman and Dr. Tobin to attend the Selectmen~~s~~ meeting 9/16/14 to gain an endorsement and to vote to modify the RFP to extend the project timeframe to January 1, 2015 to December 31, 2015, to modify the insurance requirements and the payment schedule and if that fails to go forward to accept the Graydon Landuse proposal before the October 1st deadline.

Second: D. Pavlick

Vote: 6-1 vote of approval with D. Schlesinger voting no.

P. Losee left the meeting at 9:50 p.m.

11. **Old Business:** C. Barrows commented on commissioners getting off topic in discussion of applications. T. Waterhouse stated it would try to keep the discussion pertinent to the commission~~s~~ purview.

12. **New Business:** None

13. **Possible executive session**

Motion:D. Pavlick moved to go into executive session
Second:C. Barrows
Vote:6-0 unanimous vote of approval

Time Opened:9:55 p.m.

Motion:S. Lowenthal moved to come out of executive session
Second:D. Pavlick
Vote:6-0 unanimous vote of approval

Time closed:9:59 p.m.

14. Correspondence

D. Pavlick received an email from Lynn Brickley on 8/25/14, which he forwarded to Dr. Tobin, commenting on the number of sandwich board signs that have cropped up along 202 and their unsightliness.

V. ADJOURNMENT

Motion: S. Lowenthal moved to adjourn
Second:D. Pavlick
Vote:6-0 vote unanimous

Time Closed:10:03

Chairman Thomas Waterhouse
Approval Date 9/ /14