

REGULAR MEETING MINUTES MARCH 26, 2018
FOR THE EASTON PLANNING AND ZONING COMMISSION

Note: These minutes, prepared to comply with Section 1-225 of the General Connecticut Statutes, is an approximate record of matters discussed and actions taken by the Commission at the meeting, but has not yet been reviewed by the commission for accuracy or completeness and is therefore subject to change or correction.

Chairman, Robert Maquat, called the Special Meeting to order at 7:10 pm.

Regular Members present: Robert Maquat, Raymond Martin and Ross Ogden

Regular Member absent: Wallace Williams

Alternate Members present: Alison Sternberg and Justin Giorlando

For the record: Chairman Robert Maquat appointed Justin Giorlando to vote for Wallace Williams and Alison Sternberg to vote in absence of a regular voting member.

ADMINISTRATIVE AND OTHER MATTERS:

3. Receipt of request from Attorney Harold Rosnick, to reduce the Subdivision bond for Adirondack Estates, LLC and River Ridge Estates, LLC, Adirondack Trail. This item was tabled from the meeting of February 21 and then March 12, 2018. Attorney Harold Rosnick was present and submitted the following for the record.
 1. Copy of Section 8-25 d (1) of the Connecticut General Statutes
 2. Letter from Edward Nagy dated December 18, 2017 from Edward Nagy with three pages of attachments.
 3. Letter of request for release of bond from Attorney Harold L. Rosnick dated January 29, 2018 with attachments.
 4. Bond amount of \$83,605.95 for Adirondack Estates from Christine Calvert, Finance Director (11/30/17).
 5. Packet of colored pictures Re: Adirondack Estates

Attorney Rosnick stated that Parcel C had been regraded and that the check dams had been repaired. Attorney Rosnick agreed that there was an agreement regarding the \$5,000 to be retained regarding the final asphalt course and that \$5,000 was to be retained for trees; therefore, the request by letter of January 29, 2018 for release of the bond amount to the \$31,400 (maintenance amount) should be approved by the Commission.

It was noted by the Secretary that Edward Nagy had responded to the request for bond release dated January 29, 2018 by his letter of February 21, 2018. It was also noted by the Secretary that the current portion of the \$83,605.95 bond amount which pertained to Planning and Zoning was \$77,100.00.

The Chairman stated that he would contact the Town Engineer regarding this matter. This item was tabled to the next regularly scheduled meeting, April 9, 2018.

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ADMINISTRATIVE AND OTHER MATTERS (continued):

4. Receipt of Special Permit Application SP-18-01, Special Permit for Flood Plain, 180 Redding Road, LLC, 180 Redding Road, Easton, CT, for a fence in the flood plain. The Chairman noted receipt of the Special Permit for Flood Plain for 180 Redding Road as well as the Site Plan, as revised to 2-27-18 and the Data Accumulation Plan, as revised to 3-20-18. The Chairman also noted a memorandum dated March 26, 2018 from John Hayes, Land Use Director, regarding receipt of this application. The Commission determined that the public hearing would be scheduled for May 7, 2018.

TOWN PLAN OF CONSERVATION AND DEVELOPMENT 2017:

- (1) GIS mapping for Town Plan 2017, including an enlarged map for Town Center area, refined sectional land use maps.
- (2) Draft new text for Town Plan 2017 sections on population, public facilities, trails and greenways, agriculture, conservation residential, and a town center.
- (3) Draft Town Plan of Conservation and Development, 2017-18; Plan Map for discussion.

The Chairman stated that since the progress on the draft Town Plan has been slow Planning and Zoning will be seeking input from the outside consultant involved with the draft Zoning Regulations. It was determined by the Commission that a special meeting will be held Tuesday, April 3, 2018 to discuss with the outside consultant, Glenn Chalder, the key issues of the update of the Town Plan, including mapping and an updated schedule for completion of the Town Plan.

ADMINISTRATIVE AND OTHER MATTERS (continued):

1. Minutes of Regular Meeting March 26, 2018 of the Easton Planning and Zoning Commission – Motion was made by Raymond Martin, seconded by Alison Sternberg, to approve the Minutes for the Regular Meeting of March 26, 2018 as filed. The vote was unanimous, 4-0, motion carried. Ross Ogden did not vote.
2. ZEO Report – None received.
5. Correspondence: None noted

At approximately 8:15pm, there being no other business to be conducted, motion was made by Ross Ogden, seconded by Justin Giorlando, to adjourn the Special Meeting. The vote was unanimous, 5-0, motion carried.


Margaret Anania, Recording Secretary