

East Lyme Planning Commission
Meeting
September 1, 2009

Present: Lisa Picarazzi
Francine Schwartz
Michael Bowers
Christopher Sandford
Paul Dagle
Alvin Sher

Also Present: Gary A. Goeschel II, Director of Planning
Jack Hogan, ex officio
Charles Ambulos

FILED IN EAST LYME TOWN
CLERK'S OFFICE

Sept 4 20 09 at 1:50 AM
PM

Esther B. Wilshaw

EAST LYME TOWN CLERK

CALL TO ORDER. Chairlady Picarazzi called the East Lyme Planning Commission Meeting of September 1, 2009 to order at 7:00 p.m. and seated alternate member Alvin Sher at the table.

The Pledge of Allegiance was observed.

PLEDGE OF ALLEGIANCE. The Pledge of Allegiance was observed.

- I. **EMERGENT ADDITIONS TO THE AGENDA.** There were no additions to the agenda.
- II. **PUBLIC DELEGATIONS.** There was no public discussion.
- III. **APPROVAL OF MINUTES.** Ms. Picarazzi asked for additions, deletions or corrections to the August 4, 2009 Public Hearing I Minutes.

MOTION: Mr. Dagle moved to approve the August 4, 2009 Public Hearing I Minutes, as presented. Seconded by Mr. Sher. (6-0) Unanimous.

Ms. Picarazzi asked for additions, deletions or corrections to the August 4, 2009 Public Hearing II Minutes.

MOTION: Mr. Dagle moved to approve the August 4, 2009 Public Hearing II Minutes, as presented. Seconded By Mr. Bowers. (6-0) Unanimous.

Ms. Picarazzi asked for additions, deletions or corrections to the August 4 Regular Meeting Minutes.

The following correction was noted: On page 3, under item V, 2. the first sentence of the third paragraph to be revised as follows: "Attorney Harris said that was correct and that the guard rail will be done next Tuesday and the grading will be done tomorrow."

MOTION: Mr. Bowers moved to approve the August 2, 2009 Regular Meeting Minutes, as amended. Seconded by Ms. Schwartz. (6-0) Unanimous.

Ms. Picarazzi asked for additions, deletions or correction to the August 18, 2009 Workshop Meeting.

The following corrections were noted: Mr. Sher should be added under those present. On page 2 under item 11 the first sentence to be revised as follows: "Alvin Sher arrived at 7:10 P.M. and was seated as an alternate."

MOTION: Mr. Bowers moved to approve the August 18, 2009 Workshop Meeting, as amended. Seconded by Mr. Sandford. Ms. Picarazzi, Ms. Schwartz and Mr. Dagle abstained from voting. (3-0-3) Motion carried.

IV. **PUBLIC HEARING.** There was no public hearing.

V. **PENDING APPLICATIONS.** There were no pending applications.

VI. **CURRENT SUBDIVISION APPROVAL/CONSTRUCTION REPORTS.**

A. Request of John Aldi on behalf of Upper Pattagansett #2, Inc. owners of the Hathaway Farms, aka Sunny Fields subdivision for a Bond Release. Mr. Goeschel reported this matter was postponed at the August 18 Meeting. No confirmation has been received by the Engineering Department or the applicant. Mr. Sandford recused himself from this item and left the table.

MOTION: Mr. Bowers moved to deny the request of John Aldi on behalf of Upper Pattagansett #2, Inc. owners of the Hathaway Farms aka Sunny Fields subdivision for a bond Release, because there is no enough information to release the bond. Seconded by Mr. Dagle. (5-0-1) Unanimous, one Abste

VII. **ZONING REFERRALS (CGS 8-3A)** There were no zoning referrals.

VIII. **MUNICIPAL IMPROVEMENT REFERRALS (CGS 8-24).** There were no municipal improvement referrals.

IX. **OTHER BUSINESS**

A. New Business. There was no new business.

B. Old Business.

1. Plan of Conservation and Development (POCD). Mr. Goeschel presented Commission members with draft of Section 1.5 of the POCD dated September 1, 2009. He asked that any comments be forwarded to him by the next meeting of this Commission. He has asked Peter Minuitti for additional information to be included.

Ms. Schwartz asked if it was necessary for the population at the Correctional facility to be included. Mr. Goeschel replied it needs to be included in the census count.

Mr. Goeschel reported the POCD Steering Committee desires to hold public hearings. It was felt chapters 1, 4, 5 and 6 were almost ready to be forwarded to the Board of Selectmen. Mr. Goeschel plans to blend the two open space plans into one.

Mr. Dagle felt regulations could be revised to accomplish the Plan of Conservation and Development.

The next scheduled meeting for the Steering Committee will be held on September 14.

Mr. Goeschel stated the Natural Resources Commission has been asked to give comments.

X. REPORTS

A. Chairman. There was no report from the Chairman.

B. Zoning Representative. There was no zoning representative present.

C. Regional Planning Commission Representative. There was no meeting last month and nothing to report.

D. Sub-Committees

1. Conservation Development by Design (CDD). There was nothing new to report.

E. Staff/Commission. There were no additional comments.

F. Ex-officio. Mr. Hogan reported the Board of Selectmen and the Board of Finance have looked at Town facilities and services of the Parks & Recreation Commission and Board of Education. The Parks & Recreation building was built in the early 70s. The Board of Education stores much of its equipment outside and in rental storage spaces. The Town Garage is 8,000 square feet and most of its equipment is stored outside. The Town's bid has been accepted for a 30,000 square foot building in an industrial park near exit 71. The Town could store and maintain everything it has in at this location. The purchase will need to be approved by the Board of Selectmen, Board of Finance and a Public Hearing.

Ms. Picarazzi asked what will be the charge of the Vision Committee? Mr. Hogan replied they will review maintenance of all Town buildings and make a recommendation on whether or not

we need a Facilities Manager. The First Selectman is considering hiring Peter Minuitti to assist the Vision Committee.

Mr. Hogan stated if this building is purchased, it will be necessary to determine what will be done at Roxbury Road.

The Town has approved \$4 million to repair the Town Garage. This property can be purchased for \$1.5 million. The Town would have to spend \$500,000 to \$1 million to renovate it if a decision is made to purchase it. If it is purchased \$19,000 will be taken off the tax rolls.

All recommendations of the Charter Revision Commission were accepted by the Board of Selectmen and will be forwarded on to the voters.

The next meeting of this Commission will be held on September 15.

MOTION: Mr. Sher moved to adjourn the September 1, 2009
Planning Commission Meeting at 8:05. Seconded
By Ms. Schwartz. (6-0) Unanimous

Respectfully submitted,

Frances Gheri, Substitute Recording Secretary