

PLANNING COMMISSION MEETING WEDNESDAY, NOVEMBER 13, 2013 TOWN HALL 7:00 P.M.

Present: Chairman Michael Orefice, John Souchuns, Michael Letourneau and Land Use Coordinator Polly Redmond
Absent: Paul Roche, Christina Emery and Alternate Member Steven Criss

1. OPEN MEETING – ESTABLISH QUORUM.

Chairman Orefice calls the meeting to order at 7:07 p.m. All regular members present are seated. M. Letourneau has been sworn in as a Regular Member.

2. APPROVE MINUTES OF PREVIOUS MEETING: 10/9/13

Approval of minutes is tabled until the next meeting due to lack of a voting quorum.

3. 8-24 REFERRAL TO BOARD OF SELECTMEN FOR CONSTRUCTION OF THE HARWINTON HOUSE AS A MUSEUM AND HOME TO THE HARWINTON HISTORICAL SOCIETY.

Roger Plaskett, Chairman, Harwinton House Town Committee, is present along with Rafael Amaya, Amaya Architects. Mr. Plaskett gives a history of the home, how it came to be relocated in New Canaan, CT and how it eventually returned to Harwinton. The home has been dismantled, brought back to Harwinton and placed in storage until a location was found for constructing it once again.

Plans by Land Engineering and Surveying, dated 8/20/13, revised to 10/4/13, titled B100A Code Complying Septic Design Plan and Detail are provided for review. Mr. Plaskett explains that there were three possible locations for locating the Harwinton House and rebuilding it, all within the Town's Municipal Complex, and that the final location is proposed for the southwest corner of the complex.

Floor plans of the proposed use are presented and reviewed by the Commission. Mr. Plaskett states he has letters from previous owners that give description of the rooms and it is the intent to duplicate the interior of the home to what it was in 1880 and even back to 1795, if possible. An artist's rendering of how the exterior of the house will look is also presented.

The Inland Wetlands Commission approved the location on November 4, 2013 and the project will be brought before the Zoning Commission on 11/25/13. Torrington Area Health approval has been received.

In addition to its use as a museum, The Historical Society will use/lease the building from the Town of Harwinton. The parking lot will contain 15 parking spaces that include handicapped spaces. Visiting hours for the public will be decided by The Historical Society.

J. Souchuns **motioned** to give a favorable recommendation for the construction of the Harwinton House as a museum and home to The Harwinton Historical Society as it promotes the Plan of Conservation and Development on historical preservation. M. Letourneau seconded the motion and it passed unanimously.

4. INFORMAL DISCUSSION – SUBDIVISION APPLICATION FEES. No discussion.

5. OLD BUSINESS. None.

6. ANY OTHER BUSINESS. 2014 Commission Meeting Schedule is reviewed and accepted.

7. CORRESPONDENCE. None.

8. INVOICES. None.

9. ADJOURN. J. Souchuns **motioned** to adjourn the meeting at 8:08 p.m., seconded by M. Letourneau.

Respectfully submitted,

Polly Redmond, Land Use Coordinator

RECEIVED FOR RECORD AT HARWINTON CT
ON 11-18-2013 AT 11:11AM
ATTEST NANCY E. ELDRIDGE TOWN CLERK