

HARWINTON ZONING COMMISSION
MONDAY, JULY 9, 2018
TOWN HALL 7:00 P.M.

Present: Cynthia Kasey, Daniel Thurston, Matthew Szydlo, Deborah Kovall, Alternate Member Don Truskauskas and Land Use Coordinator Polly Redmond

Absent: Chairwoman Michelle Rewenko, Alternate Member Theodore Root and Alternate Member Nancy Schnyer

PLEDGE OF ALLEGIANCE

1. OPEN MEETING – ESTABLISH QUORUM.

Acting Chairwoman C. Kasey called the meeting to order at 7:00 p.m. All regular members present are seated with Alternate Member D. Truskauskas seated for M. Rewenko.

2. APPROVE MINUTES OF PREVIOUS MEETING: 6/25/18

D. Thurston **motioned** to approve the minutes of the previous meeting, seconded by M. Szydlo. Motion passed unanimously with Alternate Member D. Truskauskas refraining from vote due to his absence at the 6/25/18 meeting.

3. PUBLIC COMMENT.

None.

4. RICHARD BROWN – APPLICATION FOR 20' X 30' ADDITION TO HOME, 19 SUNNY LANE. REQUEST FOR WAIVER OF ENGINEERED PLAN.

Mr. Brown is present. A sketch provided by Mr. Brown is reviewed showing the 30' x 20' addition to the home for use as a living room. The application includes a 10' x 12' deck with a 4' x 5' landing north of the proposed addition that is approximately 39 feet to the north side property line. The property is serviced by sewer and requires no TAHD approval. IWWC approval was received June 2, 2018. D. Truskauskas **motioned** to grant the waiver request, seconded by M. Szydlo. D. Truskauskas **motioned** to approve the application with the condition that ZEO Tom Mitchell visit the site with Mr. Brown and review the distance to the property line, seconded by M. Szydlo. Both motions passed unanimously.

5. ILIR QYTEZA FOR ERIN SULLIVAN – APPLICATION FOR DECK, 5 SILVER LANE PASSWAY. REQUEST FOR WAIVER OF ENGINEERED PLAN.

Mr. Qyteza is present for the applicant. A Zoning Location Survey prepared by Ronald McCarthy dated November 2001 is reviewed and compared with the sketch of the deck provided. IWWC and TAHD approval have been received. Lake Harwinton Association approval is outstanding. The proposed deck shall be 16' x 24.5'. D. Truskauskas **motioned** to grant the waiver request, seconded by M. Szydlo. D. Truskauskas **motioned** to approve the application with the condition that LHA approval is received, seconded by D. Kovall. Both motions passed unanimously.

6. HENRY PATNODE – APPLICATION FOR 28' X 48' GARAGE, 206 HARMONY HILL ROAD.

Mr. Patnode is present. A Compilation Plan prepared by Robert Sterling dated September 2003 is reviewed and compared with the sketch of the garage location provided. IWWC approval has been received. TAHD approval is outstanding. The garage will be located 100 feet to the south side property line and 120 feet to the front property line. The applicant is requesting a waiver of an engineered plan plotting the garage.

D. Truskauskas **motioned** to grant the waiver, seconded by M. Szydlo. D. Truskauskas **motioned** to approve the application with the condition that TAHD approval is received, seconded by M. Szydlo. Both motions passed unanimously.

7. TINO JANIERO – APPLICATION FOR SINGLE FAMILY DWELLING, 16 WILDCAT HILL ROAD.

The applicant is still awaiting approval from the Inland Wetlands Commission.

8. COMPLAINTS/ENFORCEMENT ACTIONS.

None.

9. ANY OTHER BUSINESS.

None.

10. CORRESPONDENCE.

None.

11. INVOICES.

None.

12. ADJOURN.

D. Truskauskas **motioned** to adjourn the meeting at 7:20 p.m., seconded by D. Kovall. Motion passed unanimously.

Respectfully submitted,

Polly Redmond
Land Use Coordinator

RECEIVED FOR RECORD AT HARWINTON CT
ON 7-12-18 AT 1:55 PM
ATTEST NANCY E. ELDRIDGE TOWN CLERK