

**HARWINTON ZONING COMMISSION MEETING**  
**TUESDAY, MAY 27, 2014**  
**TOWN HALL 7:00 P.M.**

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Present: Anne Marie Buonocore, Don Truskauskas, Joseph Marzullo, David Mathes, Alternate Member Dan Thurston and Land Use Coordinator Polly Redmond

Absent: Lynne Steincamp

**1. OPEN MEETING – ESTABLISH QUORUM.**

Acting Chairman Truskauskas called the meeting to order at 7:00 p.m. All regular members present are seated with Alternate Member D. Thurston seated for L. Steincamp.

**2. ELECTION OF OFFICERS.**

D. Thurston moves to nominate Joe Marzullo as Chairman. J. Marzullo respectfully declines.

J. Marzullo moves to nominate Don Truskauskas as Chairman, seconded by D. Mathes. With no other nominations, **Motion** to accept the nomination of Don Truskauskas as Chairman is approved 4-1 with A. Buonocore voting against the nomination.

A. Buonocore moves to nominate Lynne Steincamp as Secretary, seconded by D. Mathes.

D. Truskauskas moves to nominate Joseph Marzullo as Secretary, seconded by D. Thurston. With no other nominations, **Motion** to accept Lynne Steincamp as Secretary fails with A. Buonocore being the sole vote.

**Motion** to accept the nomination of Joseph Marzullo as Secretary is approved 4-1 with A. Buonocore voting against the nomination.

**3. APPROVE MINUTES OF PREVIOUS MEETINGS: 5/12/14**

D. Thurston **motioned** to approve the minutes of the previous meeting, seconded by J. Marzullo. Motion passed with D. Thurston, J. Marzullo and A. Buonocore voting. D. Truskauskas refrains from voting due to his absence at the previous meeting.

**4. PUBLIC COMMENT.**

Mike McGoff, 580 Litchfield Road, states that having Public Comment is a good thing but believes it should be at the end of the meeting agenda in order to comment on issues that happened during the meeting. Chairman Truskauskas states that having information from the public before getting to the agenda items is preferable.

**5. ANDREW RUWET – APPLICATION FOR 16' X 32' INGROUND POOL, 50 TWENTY-FOUR BUMPER ROAD. REQUEST FOR WAIVER OF ENGINEERED PLAN.**

Mr. Ruwet is present. Chairman Truskauskas reads Mr. Ruwet's letter requesting the waiver of an engineered plan. A sketch has been provided, accompanied by a site plan for house reconstruction after a 2012 fire, showing the location of the pool with setbacks exceeding 100 feet on all three sides. It is determined that this pie-shaped lot contains two side yards and one front yard for setbacks as noted in Section 2, Yard Location and Buildable Areas. IWWC and TAHD approvals have been received and remain on file. D. Mathes **motioned** to grant the request for waiver of an engineered plan, seconded by J. Marzullo. D. Mathes **motioned** to approve the application, seconded by D. Thurston. Both motions passed unanimously.

**6. BARBARA WHITE – APPLICATION FOR 16' X 20' ADDITION TO HOME, 880 HILL ROAD. REQUEST FOR WAIVER OF ENGINEERED PLAN.**

Al White is present and has provided an engineered site plan therefore, no request for a waiver is required. Site plan by Berkshire Engineering, dated 5/15/14, titled B100a Sketch Plan is reviewed by Commissioners. IWWC and TAHD approvals have been received and remain on file. J. Marzullo **motioned** to approve the application, seconded by D. Thurston. Motion passed unanimously.

Chairman Truskauskas recuses himself from this matter but remains in the room. Secretary Joseph Marzullo is seated as Acting Chairman.

**7. COMPLAINTS/ENFORCEMENT ACTIONS.**

**GEORGIA BUETTNER, 79 SCOVILLE HILL ROAD AGAINST DON TRUSKAUSKAS, 99 SCOVILLE HILL ROAD, USE OF HOME AS A BUSINESS/PARKING OF COMMERCIAL VEHICLES OVERNIGHT ON RESIDENTIAL PROPERTY.**

ZEO David Perkins has sent a response letter to Ms. Buettner dated 5/27/14 advising her that the use of the property she has complained about is, in his opinion, in violation of the Zoning Regulations and that Mr. Truskauskas has chosen to appeal the decision of the ZEO to the Zoning Board of Appeals. A. Buonocore **motioned** that LUC Redmond forward a copy of the complaint letter and the ZEO's response to Zoning Board of Appeals, seconded by D. Thurston. Motion passed unanimously.

Chairman Truskauskas is reseated as Chairman. At this time he would like to take up Item 9. J. Marzullo **motioned** to amend the agenda to take up Item 9 prior to Item 8, seconded by D. Mathes. Motion passed unanimously.

**9. ANY OTHER BUSINESS.**

**J. MARZULLO – DISCUSSION ON ZEO PROCEDURE**

J. Marzullo has updated forms he created titled Complaint Worksheet, an outline of ZEO Action Procedures and a Time Line Analysis. Further discussion will be held when ZEO Perkins is present. Chairman Truskauskas notes that there should be a place on the Worksheet Form for time spent.

**8. INFORMAL DISCUSSION – MEETING CONDUCT**

J. Marzullo reads a prepared statement he wrote regarding false accusations by another member of the Zoning Commission against his past actions concerning a violation. It remains on file in the Land Use office.

**9. ANY OTHER BUSINESS.**

**J. MARZULLO – DISCUSSION ON ZEO PROCEDURE**

See above.

**10. CORRESPONDENCE.** None.

**11. INVOICES.** None.

**12. ADJOURN.**

D. Thurston **motioned** to adjourn the meeting at 8:00 p.m., seconded by J. Marzullo. Motion passed unanimously.

Respectfully submitted,

Polly Redmond  
Land Use Coordinator

RECEIVED FOR RECORD AT HARWINTON CT  
ON 5-29-14 AT 9:28AM  
ATTEST NANCY E. ELDRIDGE TOWN CLERK