

**ZONING COMMISSION MEETING
MONDAY, DECEMBER 14, 2015
TOWN HALL 7:00 P.M.**

Present: Chairman Don Truskauskas, David Mathes, Joseph Marzullo, Steve Maston, Michelle Rewenko, Alternate Members Daniel Thurston, Brooke Cheney, Deborah Kovall and Land Use Coordinator Polly Redmond

PLEDGE OF ALLEGIANCE

1. OPEN MEETING – ESTABLISH QUORUM.

Chairman Truskauskas called the meeting to order at 7:00 p.m. All regular members present are seated.

2. APPROVE MINUTES OF PREVIOUS MEETING: 11/23/15

J. Marzullo **motioned** to approve the minutes of the previous meeting, seconded by D. Mathes. Motion passed unanimously.

3. PUBLIC COMMENT.

None.

Chairman Truskauskas recuses himself at this time to present his application. David Mathes is seated as Acting Chair.

4. DON TRUSKAUSKAS – APPLICATION FOR 42' X 42' STORAGE BUILDING AND 36' X 42' INGROUND POOL, 99 SCOVILLE HILL ROAD.

Site plans prepared by Aeschliman Land Surveying, P.C., East Hartford, CT, titled Proposed Barn, dated 2-5-15, revised 12-3-15 for proposed pool, are reviewed by the Commission. TAHD approval for the pool has been received. Past TAHD approval for the barn (electric okay) is on file. IWWC's approval from 3/5/15 remains on file. Commissioner J. Marzullo questions what the height of the barn will be with D. Truskauskas stating that the maximum height allowed in Section 5 of the Zoning Regulations is 30 feet and he will not exceed that. Commissioner S. Maston questions whether the barn will have a second story with D. Truskauskas stating yes. Commissioner S. Maston questions whether there will be a grassed slope between the house and pool with D. Truskauskas stating there will be grass and landscaping. Commissioner M. Rewenko questions the amount of fill to be brought on site with D. Truskauskas noting that it was determined at the last Zoning meeting to be about 70 truckloads. Commissioner J. Marzullo **motioned** to approve the application with the following conditions:

- (1) That erosion control measures as noted on the site plan be installed and maintained,
- (2) that only clean fill free of construction debris shall be brought onto the property,
- (3) that dust control measures as noted on the site plan under #13 be adhered to,
- (4) that hours of operation noted on the site plan as being between the hours of 7:00 a.m. and 6:00 p.m. Monday through Saturday with no work to be done on holidays be adhered to, and
- (5) that the duration of bringing in fill for this project shall be two years from this date of Zoning approval, 12-14-15.

Commissioner S. Maston seconded the motion and it passed unanimously.

Chairman Truskauskas is reseated at this time

5. **DONALD BARD – APPLICATION FOR SINGLE FAMILY DWELLING, COUNTY LINE ROAD.
(ANDRUS SUBDIVISION, LOT 11-2)**

Mr. Bard is present. Site plans prepared by Robert Green Associates, LLC, Terryville, CT, titled Zoning Location Survey Site Plan for House, dated 12-9-15, are reviewed by the Commission. Plans include construction of a 28' x 34' barn. IWWC approval has been received via a Land Use Coordinator sign off due to no wetlands on the property. Soil and erosion control permit is on file. TAHD approval is outstanding. Driveway permit is outstanding as the Highway Supervisor asks that a culvert be put in if the driveway is to remain in the proposed location. If the applicant relocates the driveway north, there would be no need for a culvert and a driveway permit would be issued. Commissioner D. Mathes **motioned** to approve the application pending TAHD approval and driveway opening permit being obtained through the Highway Department. Commissioner J. Marzullo seconded the motion and it passed unanimously.

6. **COMPLAINTS/ENFORCEMENT ACTIONS.**

None.

7. **ANY OTHER BUSINESS.**

Commissioner J. Marzullo informs the Commission that he will not be in attendance at the next few months Zoning meetings due to medical reasons.

8. **CORRESPONDENCE.**

None.

9. **INVOICES.**

None.

10. **ADJOURN.**

Commissioner D. Mathes **motioned** to adjourn the meeting at 7:20 p.m., seconded by Commissioner J. Marzullo. Motion passed unanimously.

Respectfully submitted,

Polly Redmond
Land Use Coordinator

RECEIVED FOR RECORD AT HARTWINTON CT
ON 12-17-15 AT 9:15 AM
ATTEST NANCY E. ELDRIDGE TOWN CLERK