

ZONING COMMISSION TOWN OF NEW FAIRFIELD

4 BRUSH HILL ROAD NEW FAIRFIELD, CT 06812

PHONE: 203-312-5646

MINUTES

Regular Meeting

Thursday, July 10, 2014

New Fairfield Library Community Room

7:30 p.m.

Present: John Moran, Chair; Joe Letizia, Lee Scott, Alternate, Lyn Sheaffer, Zoning Commission Secretary

1. Call to Order: Meeting called to order by Chair John Moran at 7:30 pm

2. Public Comment

None

BUSINESS ITEM:

1. Ball Pond Fire Department discussion of proposed sign.

The Commission reviewed the proposed sign. Mr. Moran felt it meets all requirements and that it was a beautiful sign.

MOTION

Mr. Letizia motioned to approve the Ball Pond fire Dept. sign as presented. Mr. Scott seconded the motion. Vote taken:

Joe Letizia	Yes
Lee Scott	Yes
John Moran	Yes'

Motioned carried unanimously.

2. Application # SI-14-007 100 Route 37 LLC, Map 19 Block 15 Lot 23A; for the purpose of updating the building at 100 Route 37.

Mr. Allan Rothman approached the Commission. Mr. Rothman reviewed his proposal. He explained the new façade of the building would have a down town “look”. Mr. Rothman asked for flexibility when placing lighting, doors & windows on the building because if Dr. Jacob’s moves upstairs he would need to install an elevator.

Mr. Rothman explained he was planning on a restaurant downstairs with outdoor seating.

Mr. Moran stated the Applicant would need to be careful, the parking lot requires plantings and islands. Trees in planters are permitted on the patio but not in the parking lot.

Mr. Moran, Mr. Gormley and Mr. Rothman will work out the species of trees best for planting in the parking lot.

The Commission discussed signage. Mr. Moran suggested they look at Dr. Hanrahan’s sign. He explained the Commission had recently increased the footage for tenants.

3. Violations Report – ZEO

None

4. Communication/ Correspondence

None

5. Minutes

June 5, 2014;

Postponed to next regular meeting.

6. Adjournment

Meeting adjourned at 8:10 p.m.

Respectfully submitted

Lyn Sheaffer

Planning Commission Secretary