

The Planning Commission
Town of New Fairfield
New Fairfield, CT 06812

Minutes of the regular meeting
October 26, 2016
New Fairfield Community Room, 33 Route 37, New Fairfield, CT 06812

Members Present:

Ms. Cynthia Ross-Zweig (chairman)
Mr. Peter Greco
Ms. Kristen Bennett O'Rourke
Mr. Ernest Lehman
Mr. Louis Giannini (alt)

Guests present: Darryl Miller, Wendy Miller, Attorney Thomas Beecher, Barbara Coehlo, Evelyn Joudy,

The meeting was called to order by the chairman at 7:31 p.m.

Following the Pledge of Allegiance, a motion was made by Peter to elevate Louis to full voting status, seconded by Kirsten. Motion approved 4-0-0.

Motion made by Kirsten to approve the minutes of September meeting, seconded by Louis. Motion approved 4-0-1.

The chairman announced that since the previous secretary had not submitted her resignation in writing, no posting for the position could be made. Hence the delay in interviewing people for the position. The resignation has since been received and HR has posted the position. The previous secretary's time sheet has been received.

She also acknowledged receipt of our current financial status. Balance of \$3007.

Cynthia also acknowledged receipt of a packet by way of the ZEO regarding a lot merger. Letter was just received on 10/24. Since the information contained in the letter dealt with an item of new business, the chair felt it best to postpone reading of its contents until that portion of the meeting.

Shortly after these announcements, Commission members Lisa Deldin (Vice-chairman) and Paul Bruno (alt) arrived. No change was made in the voting status of any member.

Public Comment:

Barbara Coehlo asked if it would be possible for the chair to sign off on the application regarding the Kaeser property on Coolidge Street at her earliest convenience. Chairman will meet with Ms. Coehlo at a mutually agreed upon time to complete this.

Since a lot merger application was an item under new business and the parties involved were in attendance, Peter moved that we amend our meeting agenda to deal with that item first, The motion was seconded by Kirsten. Motion was approved 5-0-0.

New Business:

The letter regarding the lot merger application and record of title search received by the chairman was read into the record. Attorney Beecher spoke to the application. He indicated that there was nothing unusual about the

application. He indicated that Evan White (ZEO) had no problems with this proposal. He supplied the Commission with maps. Several members had questions which were answered by Attorney Beecher. The one concern dealt with the application. Only the first page was supplied and had no sheet where the Chairman and ZEO could sign off. Kirsten made a motion that we approve the lot merger of 1 Stanwich Road with 3 Stanwich Road subject to the agent submitting page 2 which contains the places where the ZEO and Chairman can sign off. It was seconded by Peter. The motion was approved 5-0-0.

The mylar map was also provided to the chair who will, upon receipt of the remaining portion of the application, sign off on it.

Old Business:

The POCD was discussed and it was noted that while several boards had responded (BOS, BOF, Library), most had not. The Chairman distributed copies of the relevant sections of the document. She also indicated that the BOS desired to meet with the Planning Commission to review the goals. The Library response regarding accomplishment of their goals was read into the record.

The goals of the BOE were the first to be reviewed via the document. Kirsten asked how we might best get this information from the BOE. Various other members of the Commission commented on these goals. A suggestion was made to appear at a Commission or Board meeting and ask for a status report of these items. Further comments were made that information should be sent to us so we can keep the document updated. Many of the goals outlined in the document are shared by different boards and commissions, but one of those groups should take the lead in reporting the status of that goal.

The chairman suggested that each Board be given a copy of the document with the relevant sections highlighted and ask that that board respond to these items. She also felt that each board be made aware of the need to respond since we are responsible for reporting this information to the State. Keeping information up to date would make the completing of the next POCD much easier. It also would help the Town with respect to funding projects and obtaining grants.

It was felt that since the BOS has responded that we start with them in November at a mutually convenient time. We would also write a letter to the BOE asking that we be put on their agenda. We would leave some of the other boards and commissions to be dealt with at a later time. Lisa volunteered to create copies of the relevant documents, highlight the specific goals of each board or commission and deliver that to that board and indicate that we will appear before you to seek the response to those goals. The chairman felt we had already done this and creating additional copies would not be wise since they already had been given that request early in the past summer. We need to have the boards get in the habit of supplying us with the updates regularly. The chair will send a letter to the BOE and Zoning, asking that we be put on their next agenda regarding getting an update.

A discussion also took place on reviewing our own goals. A suggestion was made to discuss some critical issues facing the Town (the lake, the schools, commercial space) with the First Selectman.

No further update was given on open subdivisions.

A concern was voiced regarding getting the Town website updated to make obtaining Planning Commission information more readily available. It should include the current POCD and subdivision regulations.

Motion made to adjourn by Peter. It was seconded by Kirsten. It was approved 5-0-0. Meeting adjourned at 8:51 p.m.

Respectfully submitted,

Ernest Lehman, Temporary Secretary