

COMMISSION ON THE CITY PLAN AND ZONING REG. MTNG.

MAY 10, 1972

Ralph Shaw, II, Chairman; Robert Chamberlain; David Mylchreest; Seb Passanesi; Eric Lowry; Fred Congdon, Alt.; George Augustine, Alt.

COMMISSION MEMBERS ABSENT

Salvatore Lisitano, Alt.

MEMBER ABSENT

George A. Reif, Dir.; William M. Kuehn; Althea Rinaldi

STAFF

Philip Bauer, Engr., Public Works Dept.; Frank Opalacz, Dir., Water & Sewer Dept.; William Farrell, Cahn Engrs.; Erwin Kelsey, Chm., Jesse Salafia, and Phillip Merriam, of the Conservation Commission; Barry Cavanaugh, of Conservation Dept.; John Hall, Bailey's Express and Robert Tripp, Designer; Joseph Carney of MIDC; Atty. Raymond LeFoll, of Rocky Hill, representing Mr. & Mrs. G. Muller and Mr. & Mrs. C. Rontondo, of Virginia Drive.

OTHERS

A discussion of junk yards and the general range of Zoning Code violations lead to a decision that specific proposal for correction be developed and submitted to Councilmen for possible revision of current City Regulations.

JUNK YARDS & CODE VIOLATIONS

Bailey's Express proposal in the I-91 Industrial area was discussed with owner John Hall and designer Robert Tripp. No definite action can be taken until the site plan is modified.

BAILEY'S EXPRESS I-91 INDUSTRIAL AREA

Conservation Comm. Chm. Kelsey discussed a proposed State law concerning streambelts that would become effective in 1974. The Planning Comm. was urged to provide local controls to preserve streambelts which if found acceptable to the State would serve in lieu of its regulations.

STREAMBELT CONSERVATION COMMISSION

Water & Sewer Dept. Dir. Opalacz and Wm. Farrell of Cahn Engrs. discussed sewer designs for the Miner Brook drainage basin which encompasses an area with I-91 on the west, East St. on the east, Sisk St. on the south and the Mattabassett connector on the north. They reported their design load as a PRD with 4 du/acre which they had selected from the current Zoning Map. Maps were to be made available to Comm. members for further study.

MINER BROOK SANITARY SEWER

Atty. Raymond LeFoll, representing residents of Virginia Drive reviewed the efforts of Leo Klare to establish a building lot at the end of Virginia Drive. His main concern was the failure of Klare to seek Comm. subdivisions approval. Comm. will seek City Attorney opinion of the status of Klare's efforts.

LEO KLARE

Minutes of April 26, 1972, were approved unanimously on motion and second by Comms. Lowry and Passanesi.

MINUTES 4/26/72 APPROVED

Approved unanimously site plan for proposed retail facility at 50 Washington Street., owner Mary Wemett, on motion and second by Comms. Chamberlain and Lowry.

SPR72-6
MARY WEMETT
50 WASHINGTON ST.

A site plan depicting an addition to the structure of Economy Building Finish Co., So.Main St., was unanimously approved on motion and second by Comm. Mylchreest and Chamberlain with the stipulation that current use of a septic tank be abandoned by connecting to the City sewer system.

SPR72-14
ECONOMY BLDRS.
SO. MAIN ST.
ADDITION

A proposal by Gustave Ludwig, to relocate his electrical repair service off Highland Ave. was tabled for further study, on motion and second by Comms. Mylchreest and Chamberlain.

SPR72-10
G. LUDWIG
HIGHLAND AVE.
RELOCATION

Tabled for further study, a residential building lot, without S. & W. and less than 200' frontage, at 1764 Bartholomew Road, owner Raymond R. Burchard.

S72-5
RAYMOND BURCHARD
BARTHOLOMEW ROAD

Denied a residential building lot, without S. & W. and less than 200' frontage, at Atkins St., owner Robert & Elizabeth Michalke, due to improper recording of property and not meeting the Zoning Code Requirements, on motion and second by Comms. Chamberlain and Lowry, by unanimous vote.

S72-3
R. & E. MICHALKE
ATKINS ST.

Tabled for further study, Zoning Code Text Amendment:
Re: Off-street parking for retail uses in C.B.D, on motion and second by Comms. Mylchreest and Chamberlain.

ZONING CODE
TEXT AMENDMENT
OFF-STREET PRKG.

Tabled the Commission By-Laws for further study.

COMM. BY-LAWS

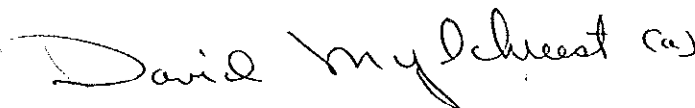
Recommended to notify the Finance Dept. that Marsha P. Needle be entitled to all employee benefits starting with Fiscal Year, July 1st., unanimously approved, on motion and second by Comms. Mylchreest and Lowry.

MARSHA NEEDLE
RECOMMENDED FOR
BENEFITS

Meeting adjourned.

ADJOURNMENT

Respectfully submitted,



DAVID MYLCHREEST, SECRETARY
COMMISSION ON THE CITY PLAN
AND ZONING