

PLANNING AND ZONING COMMISSION REGULAR MEETING

AUGUST 27, 1975

Ralph H. Shaw, II, Chm.; Eric G. Lowry, Vice-Chm.; Cos
Giuffrida, Secy.; Seb J. Passanesi; Alternates: George L.
Augustine; Gerald J. Lentini

MEMBERS PRESENT

Sebastian J. Garafalo; Edward J. Kalita; Betty Matteo;
Alternates: David A. Bengtson; Kent M. Scully

MEMBERS ABSENT

George A. Reif, Dir.; Catherine V. Raczka, Ass't.;
Althea C. Rinaldi, Staff Secy.

STAFF

Dominic Masselli, Bldg. Insp., Public Works Dept.; D'Vera
Cohn, reporter, Middletown Press

OTHERS

A map showing two parcel of land owned by J.O. & Dorathea
Bundy located on East Street was discussed. Since the
two lots alone do not constitute a subdivision no action
was taken. Both lots meet frontage and area requirements
therefore the map will be filed in the Town Clerk's Office.

J.O. & DORATHEA BUNDY
EAST STREET-2 LOTS
DISCUSSION

Gave a preliminary approval for a 3 lot subdivision for
applicant James W. Finnegan, on East St. and Congdon St.
Final approval will be given when required work is com-
pleted, on motion and second by Comms. Lowry and Augustine.
Vote was unanimous.

PRELIMINARY APPROVAL FOR
J.W. FINNEGAN-3 LOTS-
EAST STREET

Approved the Annual Report as presented for the Fiscal
Year 1974-75, on motion and second by Comms. Lowry and
Passanesi. Vote was unanimous.

APPROVED ANNUAL REPORT
FISCAL YEAR 1974-75

Report and Recommendations from the State of Conn.
Dept. of Environmental Protection authorizing S.G. Marino
Crane Service Inc. to use flyash for filling with recom-
mendations was read together with a report from the Dept.
of Health stating that they approved of the disposition
of flyash from HELCO Plant at the site of Michael Kane
Brick Co., on Newfield Street.

FLYASH-REPORTS-STATE OF
CONN. ENVIRONMENTAL
PROTECTION & HEALTH DEPTS.
APPROVAL FOR S.G. MARINO
CRANE SERVICE, INC.

Ass't. Dir. Catherine V. Raczka, reported (according to
the General Statutes) the cost of subdivision fees
which are now \$25.00 will be \$35.00. An additional sheet
size (the third) ^{for} drawings and prints for the Zoning Code
and Subdivision Regulations shall be 18" X 24". A public
hearing was scheduled to change the Zoning Code and
Subdivision Regulations as required in the General Statutes.

REPORTS BY ASS'T. DIR.
CATHERINE V. RACZKA-
GENERAL STATUTE REQUIRE-
MENTS

A new application for Special Exception form has been
designed and has been submitted to the City Atty. for
comments.

SPECIAL EXCEPTION FORM

Mr. A. Stephen Nelson submitted a site plan for the
Dunklee House, on Newfield St. Several suggestions were
noted. After changing, the plan prints are to be sub-
mitted, for regular review.

DUNKLEE HOUSE-NEWFIELD ST.
SITE PLAN REVIEWED -
PLANS TO BE RESUBMITTED

G.S. 8-24 Report, concerning the abandonment of a portion
Long Hill Road, right-of-way, by Common Council,
Nov. 15, 1968, an affirmative report was given that the
right-of-way be conveyed to Hill Development Corp.,
on motion and second by Comms. Lowry and Giuffrida. Vote
was unanimous.

G.S. 8-24 REPORT
ABANDONMENT OF LONG HILL
ROAD-RIGHT-OF-WAY
AFFIRMATIVE REPORT

AUGUST 27, 1975

A tour of the Westlake, PRD II, was scheduled for Sept. 6. Comm. members, and Bruce Shubert, representing the Highland Assoc. will meet with Mr. William Mahland, representative of Westlake.

TOUR OF WESTLAKE
PRD II-SCHEDULED

A central location for the sale of all City documents was suggested. Building Insp. Masselli felt that his dept. was overtaxed and was in opposition to his office serving as the sales place. It was recommended that Mayor Gowin be requested to see if he could establish a document sales location.

CENTRAL OFFICE FOR
SALE OF DOCUMENTS
INTRODUCED

Minutes and transcripts of previous meetings were tabled.

MINUTES & TRANS. TABLED

A subdivision of 2 building lots and one residue lot with each of the building lots having a frontage of 113 ft. (from a parcel of land consisting of 23 acres) facing George Street, with City water nearby was proposed by M. Leonard. It was suggested that Mr. Leonard submit the proper drawings and be encouraged to proceed with the three lots but no more until the City sewage system is extended to the area.

REQUEST FOR SUBDIVISION
2 BUILDING LOTS-GEORGE
STREET BY M. LEONARD

G.S. 8-24 Report disapproved the sale of a parcel of land adjoining Pat Kidney Field. Reason (as required by General Statutes) is that loss of any City owned land in the vicinity of the Woodrow Wilson School would be contrary to the commitment to retain the school at its present site. The current total City parcel, of which the proposed sale is a part, is well below the standards for school sites, on motion and second by Comms. Lowry and Augustine. Yes vote: Comm. Lowry, Giuffrida, Passanesi, Augustine, Lentini. Naye vote: Chm. Shaw.

G.S. 8-24 REPORT
DISSAPPROVED SALE
OF LAND ADJOINING
PAT KIDNEY FIELD

ADJOURNMENT

ADJOURNMENT

Respectfully submitted

Cos Giuffrida, Secy.
Planning & Zoning Commission