

Ralph H. Shaw, II, Chm.; Eric G. Lowry, Vice-Chm.;
David B. Mylchreest, Secy.; Sebastian J. Garafalo;
Edward J. Kalita. Alternates: George L. Augustine;
David P. Bengtson; Gerald J. Lentini

COMMISSION MEMBERS
PRESENT

Seb. J. Passanesi; Betty Matteo. Alternate: Kent M.
Scully

MEMBERS ABSENT

George A. Reif, Dir.; Catherine V. Raczka, Asst. Dir.;
Althea Rinaldi

STAFF

Philip G. Bauer, Engr., Public Works Dept.; John
Brooklier, reporter, Middletown Press; 22 members
of the Public-at-Large

OTHERS

Comm. Lentini acted for Comm. Passanesi; Comm.
Augustine acted for Comm. Matteo

ACTING MEMBERS

The Coginchaug Interceptor Sanitary Sewer Project
to be constructed by the Middletown Sanitary
Authority was discussed with Frank Opalacz, Dir.,
Water/Sewer Dept. who explained briefly that the
Middletown Sewer Authority's plan was to replace
the old 18" line with a 48" line and to follow
the existing lines with a few deviations.

APPROVED COGINCHAUG
INTERCEPTOR SANITARY
SEWER PROJECT

The Coginchaug Interceptor Sanitary Project is
sized large enough so that it could serve part of
Middlefield and Durham. Mr. Opalacz also stated
that the new Middletown Water Pollution Control
Plant couldn't take care of all discharges so some
will have to be routed to the Mattabasset Plant.
The project was approved on motion and second by
Comms. Mylchreest and Kalita. Vote was unanimous.

Approved application by Kenneth Guoin to construct
additional marina facilities on the Portland side
of the Connecticut River in territory under the
jurisdiction of Middletown on motion and second by
Comms. Kalita and Lowry. Comm. Mylchreest dis-
qualified himself. Comm. Bengtson served in his
place. Vote was unanimous.

APPROVED APPLICATION
FOR KENNETH GOUIN
PORTLAND MARINA

Dean Phillips representing Hill Development continued
his discussion for Wesleyan Hills PRD I, Yellow East.
The chief concern was an emergency roadway. It was
suggested that the main walkway and the right-of-way
for sanitary line could be used for emergency vehicles.
No final decision was made but the Commission en-
couraged an application by Hill concerning the use of
some wetland area as part of the project.

YELLOW EAST
WESLEYAN HILLS PRD I

Approved the 1973-74 Annual Report, on motion and
second by Comms. Lowry and Kalita. Vote was unanimous.

APPROVED ANNUAL
REPORT 1973-74

Approved after a discussion the improvement of the administration procedure for code enforcement in the City. The Commission gave Mr. Reif, Dir., authority to proceed with other agencies with the concept of establishing the position of Code Administrator, on motion and second by Comms. Lowry and Mylchreest. Vote was unanimous.

CODE ENFORCEMENT
OFFICER

Mr. Reif, Dir., discussed the A-95 review, D.E.P. Water Resources Council Grant, questionnaire and was requested by the Commission to ask for an Annual Report which is filed each year on or before Aug. 1st, on motion and second by Comms. Mylchreest and Garafalo. Vote was unanimous.

A-95 QUESTIONNAIRE
REVIEW

Ms. Raczka, Asst. Dir., stated that she will be starting an inventory soon for Capital Improvement Programming.

MS. RACZKA
CAPITAL IMPROVEMENT
PROGRAMMING

An official Flood/^{Hazard} Boundary Map that had been received from the Dept. of Housing and Urban Development in conjunction with the Federal Insurance Administration was presented to the Commission by Dir. George Reif with discussion.

FLOOD HAZARD
BOUNDARY MAP

Agreed to give final approval for Section 1 of Fieldbrook PRD V, located off Sand Hill and Sharon Roads upon receipt of written notice that all required work has been completed from Water/Sewer and Public Works Departments on motion and second by Comms. Mylchreest and Kalita. Vote was unanimous.

APPROVAL, SECTION 1
FIELDBROOK, PRD V
UPON WRITTEN STATE-
MENTS

Approved modification of the July 24, 1974, report concerning the City purchase of Palmer's/Arawana Mills to permit either the resale or lease of a portion of the property on motion and second by Comms. Kalita and Garafalo. Vote was unanimous.

APPROVED MODIFICATIO
TO REPORT OF JULY
24, 1974-PALMER-
ARAWANA MILLS

Agreed to the change of starting time for Commission meetings to 7:00 P.M. for a trial period.

CHANGE OF STARTING
TIME FOR MEETINGS

A memo from John O'Brien, Zoning Code Enforcement Officer was reviewed which asked how to deal with a complaint received from Julius Mayer of Long Hill Rd. in which he stated that violation of the Zoning Code existed in a Pine Street barn owned and occupied by Gullio Giuffrida Electric Co.

ZONING COMPLAINT
FROM JULIUS MAYER

The use is non-conforming as far as the zoning currently in effect. It was suggested Giuffrida Electric Co. be reminded the use could not be expanded. Members of the Commission were complementary of the work that the Giuffrida's had done.

Agreed to approve the application for natural resources removal by Sam Levitsy on receipt of acceptable reclamation drawings which meet Code requirements, on motion

NATURAL RESOURCES
REMOVAL-SAYBROOK RD.
SAM LEVITSKY

and second by Comms. Lowry and Lentini. Vote was unanimous.

Approved Special Exception application for proposed package store at 751 Saybrook Road by Anthony Crescimano, on motion and second by Comms. Mylchreest and Kalita. Comm. Augustine disqualified himself and Comm. Bengtson served in his place. Vote was unanimous.

APPROVED APPLICATION
FOR PACKAGE STORE
ANTHONY CRESCIMANO
SAYBROOK ROAD
B-2 ZONE

Approved Special Exception application to alter an existing building containing 2 apartments to 3 apartments with the stipulation that all weather parking and driveway be provided by Albert S. Cubeta, at 169-171 Liberty Street, on motion and second by Comms. Mylchreest and Augustine. Vote was unanimous.

APPROVED ALTERING
EXISTING BUILDING
169-171 LIBERTY ST.
ALBERT S. CUBETA
WITH STIPULATIONS

At the request of the Commission, Dir. G. Reif, was to ask John O'Brien, Zoning Code Enforcement Officer, to investigate the installation of a sign on the new Shapiro Main Street store in terms of the Sign Regulations in the Zoning Code.

SHAPIRO'S SIGN
NEW MAIN ST. STORE
REQUEST FOR INVESTI-
GATION

Adjournment on motion and second by Comms. Kalita and Garafalo. Vote was unanimous.

ADJOURNMENT

David B. Mylchreest, Sec'y.
Planning & Zoning Commission