

COMMISSION ON THE CITY PLAN AND ZONING REG. MTNG.

OCTOBER 13, 1971

Edward F. Button, Chm.; Robert F. Chamberlain; David Mylchreest; Seb Passanesi; Joseph P. Otfinoski, Alt.; Frederick Congdon, Alt.

COMMISSION MEMBERS PRESENT

Salvatore Lisitano, Alt.

COMMISSION MEMBER ABSENT

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

STAFF MEMBERS

Philip Bauer, Eng., Public Works Dept.; Atty. Samuel Allen, Rep. Feldspar Corp.; Jesse Salafia, Rep. Conservation Commission; George D. Woolweaver, Sup't. of Jet Lines, Inc., and unidentified friend; Sherman Beinhorn, reporter, Middletown Press.

OTHERS

The resignation effective as of October 13, 1971, of Phillip Alexander, Sec'y. was announced, and Joseph Otfinoski was designated to serve in his place for this meeting as acting Sec'y.

PHILLIP ALEXANDER RESIGNATION

Comm. Otfinoski was also appointed to serve as moderator for Rt. 66 Corridor Planning to replace Phillip Alexander.

JOSEPH OTFINOSKI APPOINTED RT. 66 CORRIDOR MODERATOR

Public Hearing transcript and minutes of Reg. Mtng. of 9/8/71 were accepted on motion and second by Comms. Chamberlain and Mylchreest.

P.H. TRANS. & MINUTES 9/8/71

Reg. Mtng. minutes of 9/22/71 were accepted on motion and second by Comms. Mylchreest and Chamberlain.

REG. MTNG. MINUTES 9/22/71

After a presentation by George D. Woolweaver, Sup't. of Jet Lines, Inc., on the proposed pipeline to supply the tank farm of Chevron Oil Co. in Portland and followed by discussion, the Comms. approved the concept and will make a favorable report on the proposal of Jet Lines to cross the Connecticut River at Wilcox Island, on motion and second by Comms. Mylchreest and Chamberlain.

JET LINES, INC. PIPELINE CROSSING CONN. RIVER AT WILCOX ISLAND

Request for Special Exception for an additional dwelling unit in the home of Carmelina Filingeri, located at High and Spring Streets was approved, on motion and second by Comms. Passanesi and Mylchreest.

SE71-5 CARMELINA FILINGERI HIGH & SPRING STS.

P.R.D. North Hills proponent, Alex Rosenberg, was scheduled to meet with Commissioners on October 27, 1971.

P.R.D. III ALEX ROSENBERG NORTH HILLS

The proposed Natural Resources Extraction Regulations (Code Section 41 Modifications) was scheduled for Public Hearing on November 10, 1971.

ZONING CODE TEXT AMENDMENT-NATURAL RESOURCE FOR P.H.

After a discussion concerning Flood Plain Zoning the elevations of 22 feet for the Flood Plain and 25 feet for habitable floors were agreed to be used for the scheduled hearing on November 10th.

ZONING CODE TEXT
AMENDMENT - FLOOD
PLAIN FOR P.H.

Opponents of these elevations are to be specifically invited to give testimony at the hearing. Comm. Mylchreest voted naye. Aye votes included Comms. Chamberlain, Passanesi, Otfinoski, Congdon and Button.

Application for expansion of a non-conforming use by Calosso's Used Auto Parts, Saybrook Road was scheduled for Public Hearing on November 10, 1971.

CALOSSO'S AUTO PARTS
SAYBROOK ROAD
NC71-5

An access road from Bielfield School linking Maynard Street to Hillside Avenue and then to Saybrook Road as recommended by the Dept. of Public Works was approved, on motion and second by Comms. Chamberlain and Passanesi.

BIELFIELD SCHOOL
ACCESS ROAD

Approval of the sale of City property at Middle and Smith Streets in the I-91 Industrial Zone to M.I.D.C., was given on motion and second by Comms. Chamberlain and Mylchreest.

SALE OF CITY PROPERTY
MIDDLE & SMITH STS.
TO M.I.D.C.

Code modification for single family dwelling unit lots in the R-1 Zone was tabled for further study.

CODE MODIFICATIONS
R-1 ZONE

Zion Baptist Church site plan (in the redevelopment project area) was scheduled for discussion by a representative from the Redevelopment Agency at the Reg. Mtng. on October 27, 1971.

ZION BAPTIST CHURCH
DISCUSSION FOR
REG. MTNG. 10/27/71

Proposed "Squires Glen" subdivision off Margarite Rd. was scheduled for Public Hearing on November 10, 1971.

"SQUIRES GLEN"
MARIO DEMELIS S71-8

Proposed 4 lot subdivision by Salvatore DeBari, off Millbrook Rd., was scheduled for Public Hearing on November 10, 1971.

SALVATORE DEBARI
MILLBROOK RD. S71-7

The offer by Hill Development of the vehicular way serving multiple dwelling units in the Wesleyan Hills P.R.D. named Orange Road by the developer, as a City street was unanimously rejected as not being in the public interest on motion and second by Comms. Mylchreest and Passanesi.

ORANGE ROAD
HILL DEVELOPMENT
WESLEYAN HILLS

ADJOURNMENT

Respectfully submitted

Joseph Otfinoski, Acting Sec'y.
Commission on the City Plan and

Zoning