

**Minutes of Regular Meeting No. 1132 of the Killingworth Planning & Zoning Commission
Held Tuesday, February 7, 2017, at the Killingworth Town Office Building, 323 Route 81,
Killingworth, Connecticut
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Present: T. Lentz, Chairman
D. Gross
W. Warren
G. Cook
T. Hogarty
J. Gay (seated for P. McGuinness)
A. Martin (non-seated alternate)
R. Drew (non-seated alternate)

1. Call to Order

Chairman Lentz called the meeting to order at 7:00 PM.

2. Minutes of Regular Meeting No. 1131 Held January 17, 2017

**Motion by Gross, second by Warren, to approve January 17, 2017 Minutes as written.
PASSED UNANIMOUSLY.**

3. Visitors – none.

4. Communications & Bills

(1) Invoice from Branse & Willis, LLC dated February 2, 2017 in the amount of \$481.00 for legal services.

(2) Email from Joseph Dillon to Cathie Jefferson dated January 26, 2017 Re Auer Subdivision.

(3) Letter from Peter and Terry Stockman to Cathie S. Jefferson, Gerald M. Russ, Catherine Iino and Members of the Planning & Zoning Commission dated January 25, 2017 Re Unpermitted Construction of Large Structure and Storage of Commercial Equipment and Materials.

(4) Letter from Cathie S. Jefferson to Michael Dolomont dated 1/27/17 Re Construction Without Permits.

(5) Planning & Zoning Budget As Of 2/1/17.

(6) Letter from Joseph Dillon, Jacobson & Associates, dated February 6, 2017 Re Auer Subdivision, 11 Burr Hill Road, Engineering Review.

(7) Notice from CT Federation of Planning & Zoning Agencies enclosing material for the Annual Meeting and Registration, as well as information on the 12 and 25 year length service awards.

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5. Old Business

(a) #319 – Resubdivision of Land of Eric Auer, 11 Burr Hill Road, Map 12, Lot 11 – Waiver Request for Section 485-56.2C(2) Storm Water Management Plan of the Subdivision Regulations and Section 480-9D.(2) Road Profile along two right of way lines of the Road Regulations
Chairman Lentz read the email from Joseph Dillon, Town Engineer, approving the waiver requests. Jason Nemergut, applicant's engineer, noted they have not changed any grades for the storm water detention and profiles on the rights-of-way. **Motion by Warren, second by Hogarty, to approve the two waiver requests for Section 485-56.2C(2) Storm Water Management Plan and Section 480-9D.(2) Road Profile as noted above. PASSED UNANIMOUSLY.**

6. Zoning Enforcement Officer's Report – none.

7. New Business – none.

8. Report of Officers and Subcommittees

Stephanie Warren noted a total of 669 surveys have been received (388 on survey monkey and 281 hard copies) for a 14.25% rate of return. RiverCog is in the process of doing data entry into the survey monkey software. They will keep all of the hard copies to allow for review in the future of interesting trends.

Tom Hogarty noted he attended the CAZEO quarterly meeting last week. Items being considered as pending legislation -

- 3 bills being considered that all new development have 30% affordable housing built in.
- Considering the elimination of legal notice publications in the newspaper.
- Considering repeal of Section 8-30g, Affordable Housing Statute.

Tom Hogarty noted the following events are coming up -

- February 24, 2017 – Forecasting Future Economic Impact on Exclusionary Zoning.
- March 25, 2017 – Connecticut Land Use Law for Municipal Land Use Agencies, Boards and Commissions at Wesleyan University Science Center.

9. Adjournment

There being no further business, the meeting adjourned at 7:23 PM.

Respectfully submitted,

Judith R. Brown

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Judith R. Brown, Recording Secretary

cc: Town Clerk Conservation Commission
Board of Selectmen Inland Wetlands & Watercourses Com.
Commission Members Public Works
C. Jefferson Mark Branse, Esq., Comm. Attorney