

PLANNING COMMISSION MEETING

April 23, 2015

The Planning Commission held a special meeting on Thursday, April 23, 2015 in Room 213 of Stratford Town Hall

Members Present: Mr. Silhavey, Mr. Senft, Mr. Vecsey, Mr. Paul and Mr. Clymer sitting for Ms. Baker

Alternates Present: Mr. Sturmer, Mr. Clymer

Others Present: Gary Lorentson, Planning & Zoning Administrator

Members Absent: Ms. Baker

Call to Order: Chairman Silhavey called the meeting to order at 7:00 p.m.

Approval of Minutes: Mr. Vecsey made a motion to approve the minutes of March 17th. The motion was seconded by Mr. Senft. The motion carried unanimously.

Zoning Referrals: None

C.A.M. Site Plan Review: None

Correspondence: Mr. Lorentson mentioned the GBRC summary page of actions by other communities and handed out the latest summary page. He also mentioned the correspondence signed by the chairman from last month's meeting.

Discussion of Town Plan of Conservation & Development – Mr. Lorentson mentioned that he is working with the Town Engineer on creating a spreadsheet that defines all the recommended action steps and the department or Commission that would be the lead agency and will redistribute to them.

Status of Transit Oriented Development Project – Mr. Lorentson mentioned that the Zoning Commission approved the TOD regulations as drafted without incorporating the Planning Commission recommendations.

Letter from Rose Tiso Co- Request for extension to record final subdivision map for 42 acre East Campus, Lordship Boulevard

Mr. Lorentson mentioned that one extension has been granted and the applicant is entitled to one more extension. Mr. Paul made a motion to grant the 90 day extension of time to record the map. The motion was seconded by Mr. Vecsey. The motion carried unanimously.

Letter from Charles Carroll – Request for bond release for subdivision at 134 Pasadena Avenue

Mr. Lorentson stated that the street monuments have been installed and that was the only bond requirement. Mr. Senft made a motion to release the bond. The motion was seconded by Mr. Clymer. The motion carried unanimously.

Letter from attorney Rosati- Request for extension of bond for subdivision at 800 Housatonic Avenue Extension.

Mr. Lorentson explained that a new owner just bought the property and has started the improvements but needs more time. Mr. Paul made a motion to grant an extension of one year to complete the required work. The motion was seconded by Mr. Vecsey. The motion carried unanimously.

Letter from Attorney Rosati- Request for bond release for subdivision at Lighthouse Avenue

Mr. Lorentson explained that the one year has elapsed for the trees that were planted and the Tree Warden is satisfied that the trees are healthy. Mr. Vecsey made a motion to release the bond. The motion was seconded by Mr. Senft. The motion carried unanimously.

Changes to the Rules of Order – Chairman Silhavey has not yet made draft of changes.

Erosion and Sediment Control Plan – None

Status of Called Bonds – None

Implementation Plans –

1) Greenway Project – Mr. Vecsey stated that the consultants will be meeting with the Greenway Committee on May 6th.

Members Comments/Concerns: None

Adjournment: Seeing no other business to discuss, Ms. Paul made a motion to adjourn the meeting at 7:16 p.m. The motion was seconded by Mr. Vecsey. The motion carried unanimously.

Respectfully Submitted,

Gary Lorentson

Planning & Zoning Administrator