



# PLANNING & ZONING COMMISSION

Bethel Municipal Center  
1 School Street, Bethel, Connecticut 06801 \*(203) 794-8578

## PLANNING & ZONING COMMISSION MINUTES

March 13, 2012

DENIS J RIORDAN – ROOM D 7:00pm

RECEIVED

2012 MAR 20 A 8:37

TOWN OF BETHEL  
TOWN CLERK

### BUSINESS MEETING

Commission members present: P. Rist Chairman, D. Brown, P. Valenti, J. Lennon, B. Legnard, E. Finch

### MINUTES

Motion by K. Grant seconded by B. Legnard to accept minutes of the 2/28/12 meeting. Motion passed P. Valenti abstained.

### ACCEPTANCE OF NEW BUSINESS

Motion by B. Legnard seconded by J. Lennon to accept 6 East Brook Court, Special Permit, accessory apartment and schedule a public hearing for April 10<sup>th</sup> 2012 and refer item to the Building Official and the Health Department. Motion passed unanimously.

### WORK SESSION

The Commission discussed the merits of the application. L. Valenti arrived and was seated for D. Brown. E. Finch, P. & L. Valenti stated that they heard the tapes of the 2/28/12 meeting. Comments centered on parking, the Village District Zone, adjacent properties, their uses and zones, Route 302 as a state road and the 2007 POCD's reference to the downtown area. The consensus of the Commission was to request staff to write a resolution of approval for review at the next meeting.

### OTHER BUSINESS

#### MAPLE AVE/ MARACO BOND REPORT

The Commission discussed the subdivision conditions in relation to the property as it exists, 2 houses have been built and are occupied. The Commission was concerned about the agreement made with the property owner for reimbursement to the Town of Bethel for the construction of sidewalks. To this date reimbursement has not been made. The sidewalks have been completed and the contractor has been paid for the completed work.

Motion by P. Valenti seconded by J. Lennon to call a portion of the subdivision bond in the amount of \$9,800.00, refer the item to Town Counsel for review and request that action be taken to collect these funds. Motion passed unanimously.

Motion to adjourn by K. Grant seconded by J. Lennon to adjourn. Motion passed unanimously.

Respectfully submitted,

A handwritten signature in black ink that reads "Beth Cavagna". The signature is written in a cursive style with a large, looping initial "B".

Beth Cavagna

Land Use