



PLANNING & ZONING COMMISSION

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

PLANNING & ZONING COMMISSION MINUTES

MARCH 22, 2011

DENIS J RIORDAN – ROOM D 7:00pm

RECEIVED
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TOWN OF BETHEL
TOWN CLERK

PUBLIC HEARINGS CONTINUED:

WOOSTER STREET CORP/93 WOOSTER STREET/SUBDIVISION

P. Rist called the hearing to order. The following correspondence was submitted:

Staff report by S. Palmer dated 3/22/11.

Town Engineer comments dated 3/21/11 by B. Dwinells

Memo from Bethel police dept dated 2/23/11

Fire Marshall report dated 3/3/11

Those who spoke:

Ronald P. 12 Chelsea Road

Attorney J. Driscoll and B. Doto P.E. were present for the applicant. The proposal is to subdivide 4.5 acres of land into 3 residential lots in the R-10 zone. A variance was granted for Lot3 to be located within the 20ft front yard setback... Public Utilities Commission comment has not been received. A waiver of section 95-3(4) (a) is required in order to leave the road at the property line with a hammerhead extension. The hearing was continued until the next meeting. (4/11/11)

BUSINESS MEETING

Commission members present: P. Rist, Chairman, D. Shannon, P. Valenti, J. Lennon, B. Legnard. Grant, S. Deuschle, L. Valenti was seated for E. Finch.

MINUTES

Motion by K. Grant seconded by J. Lennon to approve minutes of the 3/8/11 meeting. Motion passed unanimously.

INVOICES

Motion by J. Lennon, seconded by S. Deuschle to approve invoice for the News Times in the amount of 134.73. Motion passed unanimously.

Motion to add new business to the agenda by K. grant, seconded by J. Lennon. Motion passed unanimously.

102 Milwaukee Ave

The applicant has made revisions to the proposed new construction which has been reviewed by the consulting Architect for the Village District of the Town of Bethel.

Motion by B. Legnard seconded by P. Valenti to approve revisions as presented to 102 Milwaukee Ave and request that the final drawings be reviewed by staff and the Village District Consultant before issuance of a building permit. Motion passed unanimously.

10 Grand Street – Village District review

D. Mount property owner was present and explained the proposed renovation to the existing 11 by 8 area. The Village Consultant review was discussed. Motion by J Lennon seconded by P. Valenti to approve the application for renovation as presented. Motion passed unanimously.

66 Nashville Rd Ext

The Commission is waiting for a sign off of the bond release from the Town Engineer.

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

Respectfully submitted,


Beth Cavagna

Land Use Coordinator