

TOWN OF VOLUNTOWN

PLANNING AND ZONING

APRIL 13 2016

The Regular meeting of the Voluntown Planning and Zoning Commission was called to order at 7:00 P.M. by Chairman Al Dawley. Members present were: James Hutchins, Patricia Wray, Scott Davidson, Ronald Millovitsch, and Thomas Sweet. Also present: Attorney Ryan Jaziri standing in for Attorney Mike Carey, First Selectman Robert Sirpenski, and Zoning Officer Peter Zvingilas, also Bob Deluca from CLA Engineers. Arthur Nieminen and Carl Grenier were absent.

Approval of minutes: The minutes from March 9, 2016 were read. Ronnie made a motion to approve the minutes, James seconded the motion, all in favor, so moved.

Zoning Enforcement Officer Report: Peter Zvingilas reported that NECCOG will be having informational seminars for property maintenance regarding blight properties. If anyone was interested in going, they should let NECCOG know.

Visitors: None

New Business: Review CLA plans for Town Garage: Bob Deluca from CLA Engineer's came to speak on the plans for the new Town garage. The Chairman asked Bob if he submitted the application 8-24 plan review because he has not seen the application. Bob stated that he gave everything to the front office on March 9, 2016, however, the Planning and Zoning commission did not have a secretary at the time and the application could not be found or date stamped. There was some discussion and it was noted to get in touch with Attorney Mike Carey to see what the process was to go in concerning when we actually received the application.

Short recess to speak to Attorney Carey on his cell phone

Discussion: Attorney Mike Carey suggested that we receive the application, time stamped for today, April 13, 2016, and to receive an application fee and be put on the agenda for the May meeting. The First Selectman, Bob Sirpenski, waived the fee due to it being a Town project. We thanked Mike after talking with him and hung up and went back to the meeting. The Chair Al Dawley made a motion to accept the Town Garage application, James seconded it and all were in favor.

Town Garage Plans: The Chair Al stated we have received the approval from Uncas Health District for septic system. Uncas has recommended moving the well. The commission asked about planting of trees like evergreens around the metal building. Scott stated that the village district needs to be updated or worded differently regarding metal buildings. Al said that he along with Mike Carey are working on the zoning regulations. Al also discussed fencing around the whole building and gated to keep out vandalism. Patricia Wray was worried about the location of the propane tank above ground with the school nearby. Ronald and Al stated that the Fire Marshall and the State Fire Marshall would be the one to get the approval from regarding the propane tank. Al also suggested to only have one gate for cost savings. Bob Deluca showed the commission pictures of the Route 138 Griswold Storage buildings that are green and beige and said the metal building would be similar to that color. Discussion took place on lighting and security and the board was told that it would be implemented on the plans. Bob Deluca ended the discussion asking if he needed to be present at the next meeting in May, and the Chairman Al stated he did not have to be there. Bob left all his plans, application and Uncas Health approval letter with Al and Pete.

General Discussion: Al asked if anyone had any concerns to talk about. Ronald stated to Pete that he had complaints about unregistered motor vehicles on Church Street and noted that someone would be in to make a formal complaint about the junk cars. Second discussion; Al stated that the paved apron still was not in place over on Route 165 and Pete said that is up to D.O.T. to implement this due to it being a State road.

Old Business: Al asked if there was any clarifications on the 2 regs concerning a possible subdivision of 3 lots and access to it. Pete has not heard anything more on this.

Al made a motion to adjourn the meeting, Tom seconded the motion, all in favor, so moved. The meeting was adjourned at 7:52

Respectfully Submitted:

Al Dawley, Chairman

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