

Present: Stephan Grozinger, Chairman; Jane Connolly, Vice Chairman; Don Saltzman, Britta Lerner, Ken Edgar, Pierre Ratte – absent Joe Limone

Also present: Land Use Director, First Selectman Gayle Weinstein and Selectman Dennis Tracy

Meeting digitally recorded – 12/5/11

APPROVAL OF MINUTES:

Don Saltzman moved that the Commission approve the minutes of November 21, 2011, with correction. Seconded by Pierre Ratte. Vote in favor (5-0) Joe Limone and Jane Connolly absent.

CHAIRMAN'S REPORT:

There was nothing to report to the Commission.

PUBLIC HEARING CONT: REFERRAL FOR CGS SECTION 8-24 REPORT, THE LCHAT PROPERTY, 106 GODFREY ROAD, LEASES AND AGREEMENT BETWEEN THE TOWN OF WESTON AND THE NATURE CONSERVANCY OF CONNECTICUT, INC. (TOWN OF WESTON)

First Selectman Gayle Weinstein and Selectman Dennis Tracy came to the table to discuss the application. The First Selectman and Selectman Tracy addressed the questions that the Commission had and then took the Commission thru what changes he had made to the documents and went over them in detail. A discussion followed. A discussion followed.

There was public comment dealing with concern regarding an application for grant money which was pending and hoping that this decision would be rendered soon. Other concerns were raised including the consequences if the Nature Conservancy does not want to renew the lease.

A discussion ensued with regard to a timetable of special meetings for completing a decision for the 8-24.

A letter dated 12/5/11 from Robert Walpuck, regarding inter alia, a legal issue with an access, was entered into the file.

PUBLIC HEARING CONT: 8-24 REPORT FOR LACHAT

The Chairman asked for a sense of the meeting regarding this application which indicated that most of the members were not in favor at this time of unconditional approval and would like more time to discuss the details. The time remaining of the 35 days allowed for an 8-24 Referral is short and two special meetings were proposed to continue discussion and make a decision: Thursday 12/8 at 6 p.m. and Monday 12/12 (final date) at 6 p.m.

Stephan Grozinger moved that the Commission hold two special meeting work sessions (if necessary) on Thursday December 8 and Monday December 12 to make a decision. Seconded by Ken Edgar. Vote in favor (6-0) Joe Limone absent.

DISCUSSION/DECISION: FLEMING, 44 BRIAR OAK AND GUTOWSKI, 48 BRIAR OAK, IMPACT ON 44 BRIAR OAK FROM DEVELOPMENT ON 48 BRIAR OAK.

Attorney G. Major, representing Mr. and Mrs. Fleming was present. Mr. and Mrs. Gutowski of 48 Briar Oak were also present. Attorney Major and Gino Mattera went over the topography change and drainage. Dean Martin P. E. of Grumman Engineering, representing Mr. and Mrs. Gutowski, also went over the site plan. A discussion followed and the property owners agreed that creating a swale rather than a drain, to take care of the drainage water would be an appropriate solution.

Stephan Grozinger moved that the Commission suspend any enforcement until January 15th, 2012 and the final fix sometime in the Spring. Seconded by Jane Connolly. Vote in favor (6-0) Joe Limone absent.

DISCUSSION/DECISION: PLANNING & ZONING SWRPA REPRESENTATIVE FOR 2012

The Chairman reported that he had had a preliminary discussion with Ridge Young, former Planning & Zoning member to fill this position. The Chairman suggested that the Commission call him in for the next meeting to determine his interest in representing Planning & Zoning at SWRPA.

ELECTIONS:

Stephan Grozinger moved to nominate Jane Connolly for Chairman of the Planning & Zoning Commission.

Stephan Grozinger moved to nominate Joe Limone for Vice Chairman of the Planning & Zoning Commission.

Seconded by Don Saltzman.

Discussion: The terms of these officers would commence on January 1, 2012

Seconded by Britta Lerner Vote in favor (6-0) absent Joe Limone

Meeting adjourned.

Respectfully submitted.

Joan Lewis, Administrative Assistant

Approval: