

**Planning & Zoning Commission**  
**Unapproved Minutes**  
**April 15, 2020**

Chairman Graveline called the virtual meeting to order at 7:05 p.m. The meeting began with the Pledge of Allegiance. The PZC and Mayor Chatfield held the meeting via phone calls.

**Members Present:** A. Havican, G. Graveline and Mike Dreher

**Alternates Present:** J. Crumb, B. Albert, Ryan Russell

**Members Absent:** S. Duffany, G. Ploski

**Present in Office:** Mary Barton Land Use Inspector and Rosalyn Moffo Land Use Tech

Chairman Graveline sat B. Albert for G. Ploski and R. Russell for S. Duffany.

**Approval of Minutes:**

**Motion** made by A. Havican, seconded by G. Ploski to approve the amended minutes of 3/4/2020. **Unanimous.**

**Correspondence:**

Letter from Carmody & Torrance dated April 8, 2020

RE: G & G Appeal of Industrial Storage Special Permit

M. Barton explained that due to COVID-19, an Executive Order from the Governor allowed for the extension of an appeal period, in this case the extension went beyond the 15 days which was up on 3/31/2020; now it is indefinite. Discussion.

**Motion** made by A. Havican, seconded by M. Dreher to place correspondence on file. **Unanimous.**

**Public Participation:** None

**New Business:**

a. 8-24 Approval for Sidewalk Improvements for Rte 69 Waterbury Rd, from Rte 68 North to Hartford Healthcare.

Mayor Chatfield advised that he had received a grant in the amount of \$1,000,000 for the sidewalks. The Mayor stated that crosswalks and 2 catch basins will be installed along the Rte 69 corridor to Hartford Healthcare. Discussion. **Motion** made by B. Albert, seconded by J. Crumb to approve the 8-24 Approval for Sidewalk Improvements from Rte 69 Waterbury Rd, from Rte 68 North to Hartford Healthcare. **Unanimous.**

b. 8-24 Approval Town of Prospect Highway Safety Program 2020 (to repair and improve Town Roads). Mayor Chatfield advised that there will be road repairs as well as a request for 2 radio repeaters for the Fire Department and the Police Department. The Mayor also commented that he will be realigning George St to make that street a dead end at the State Road as there are numerous accidents in this area. Discussion. **Motion** made by B. Albert, seconded by A. Havican to approve the 8-24 Approval Town of Prospect Highway Safety Program 2020 (to repair and improve Town Roads). **Unanimous.**

c. Home Occupation: Robert J. Izzo, 8 Rockridge Terrace, Home Occupation for Home Office for Consulting. M. Barton advised that there will not be any clients nor traffic. M. Barton commented that the home office will be for consulting only with no material handling. Discussion. **Motion** made by A. Havican, seconded by M. Dreher to approve the Home Occupation: Robert J. Izzo, 8 Rockridge Terrace, Home Occupation for Home Office for Consulting. **Unanimous.**

**Public Hearing:**

a. cont'd 7:10 p.m. Text Amendments - Section 5.2.2 Private Garages, Detached; Section 5.2.5 Detached Storage Buildings, Utility Buildings, Workshops, hobby Shops, Recreation Rooms and Other Similar purposes; Change section # from 5.2.5.2 to 5.2.5.1 plus changes to maximum height; and revisions to Section 5.2.6 Barns and Agricultural Storage Buildings. PZC members were asked to consider increasing the height of barns and minimizing the eliminating distance from a filling station to a church. This public hearing will be continued.

**Old Business:**

Text Amendments - PZC will continue to look at the Zoning Regulations and M. Barton will send to the Text Amendment sub-committee suggestions.

**Land Use Inspector's Report:**

M. Barton advised that she is working on the following:

a. 30 & 56 Cook Rd – Volmar Properties; A new map for these properties will need to be filed with the Town Clerk.

b. 6 Radio Tower- M. Barton will reinspect. No new complaints have been made.

Old Log Town Rd – M. Barton has been working with the owner; the owner of the properties is considering moving.

M. Dreher commented on Dollar General's outside displays and the broken fence in the back of the building.

**Motion** made by R. Russell, seconded A. Havican to place the Land Use Inspector's verbal report on file. **Unanimous.**

**Public Participation:** None

**Adjournment:**

**Motion** made by A. Havican, seconded by B. Albert to adjourn the meeting. **Unanimous.** The meeting adjourned @ 8:00 p.m.

*E. Gil Graveline*

*Chairman*