

**New Hartford Planning and Zoning Commission  
TOWN OF NEW HARTFORD, CONNECTICUT  
REGULAR MEETING MINUTES  
Wednesday, April 26, 2017 at 7:00 PM  
New Hartford Town Hall  
530 Main Street, New Hartford, Connecticut**

**PRESENT:** Ted Stoutenberg, Dan LaPlante, Alternates Tom McLoughlin and Marty Post;  
Zoning Enforcement Officer Ruth Mulcahy.

**ABSENT:** David Krimmel, Bob Moore, and Jim Steadman, Alternate Peter Ventre.

Chairman Ted Stoutenberg called the meeting to order at 7:00PM. Mr. McLoughlin was seated for Mr. Krimmel and Mr. Post was seated for Mr. Moore.

**1. PUBLIC HEARINGS:**

None.

**2. PENDING APPLICATIONS:**

None.

**3. NEW APPLICATIONS:**

**A. Lea Poirier - Patricia Butler – Map 001, Block 001, Lot 002-2B – 72 Muckle Road – Special Exception – Accessory Dwelling Within Primary Residence. (Public Hearing Scheduled of May 10, 2017).**

It was noted that a public hearing is scheduled for this application at the May 10, 2017 regular meeting.

**B. Collinsville Savings Society/Applicant – John Ciola/Owner – Map 028, Block 028, Lot 9-1 – 69 Bruning Road – Special Exception – Stabilization and Planting After Excavation to Address Cease and Desist Order. (Public Hearing on May 10, 2017).**

It was noted that a public hearing is scheduled for this application at the May 10, 2017 regular meeting.

**4. APPROVAL OF MINUTES – MARCH 22, 2017:**

**MOTION:** Mr. LaPlante, Mr. Post second, to approve the March 22, 2017 Minutes; unanimously approved.

**5. OTHER BUSINESS PROPER TO COME BEFORE THE COMMISSION:**

**A. Discussion of Amendments to Subdivision Regulations.**

The Commission reviewed Section 2 of the Subdivision Regulations. They agreed to confer with Attorney Mark Branse over the language contained in Section 2.1 and 2.2. They agreed that a licensed land surveyor be added to 2.2 Guidelines for Preliminary Mapping – Existing Resources and Site Analysis Map.

The language in 2.3.2 *Application Fee*, "...upon application, but not payable until the subdivision or resubdivision has been approved..." should be removed, according to a consensus of the Commission. Additionally, the language in 2.3.5. *Site Development Plan*, "...If no preliminary plan has been submitted in the form recommended in Paragraph 2.2.1 of these Regulations..." should be removed. "...Approval from the Farmington Valley Health District shall be submitted..." should be added to 2.3.7.1. The Commission also agreed to eliminate "...Bed

Rock Wells and Water Supply" prepared by the Litchfield Hills Regional Planning Agency shall be used as a guide..." from Section 2.3.9.

The Commission noted that the text, "...and other proposed new developments..." should be deleted from Section 2.3.11. The text from 2.3.14 *Stormwater Treatment Plan*, "...shall comply with the New Hartford Stormwater Management Standards and..." should also be removed. The text, "...within sixty-five days after the completion of any such hearing described in Section 2.4.2 above..." should be replaced with, "...in accordance with Connecticut State Statutes..." in Section 2.4.3 *Decision*. Bond language is to be added in a last sentence of 2.4.6.1.A. It was agreed that the amount of the fine indicated in 2.4.6.2 *Renewal of Conditional Plan Approval* should be reviewed and considered further. The fourth sentence of Section 2.4.7 *Filing and Recording* should be changed from "...Within ninety (90) days after the endorsement..." to "...Within ninety (90) days after the approval...". The term "monument" in the second line of second paragraph of 2.4.9. *Inspection* should be revised to "monumentation". The words "and certificate" should be removed from 2.5.2 *Engineering Report*.

**6. ZONING ENFORCEMENT OFFICER'S REPORT:**

None.

**7. CORRESPONDENCE:**

None.

Mr. LaPlante noted his observation of one to five U-Haul trucks parked out front at 283 Main Street. It was noted that the parking lot may have been being used for the recent Super Load project that is hauling power plant components through the area.

**MOTION:** Mr. Post, Mr. McLoughlin second, **to adjourn at 8:10PM; unanimously approved.**

**Respectfully submitted,  
Pamela A. Colombie  
Recording Secretary**