

REDDING ZONING COMMISSION
REGULAR MEETING AGENDA
FEBRUARY 26, 2003
7:30PM
TOWN HALL HEARING ROOM

Present: Frank Taylor, Chairman; Ben Gordon, Secretary; Marshall Sanford; Hugh Karraker; Gary Miyashiro, seated for Gerald Casiello.

Absent: Gerald Casiello, Vice Chair.

Also present: Tom Gormley, Zoning Enforcement Office, Town of Redding.

REGULAR MEETING

1. Approval of the Minutes from February 12, 2003: The minutes were reviewed and a motion to approve was made by Mr. Karraker. Mr. Gordon seconded and the motion carried 4 to 1, 1 abstaining, to approve the minutes as submitted.
2. Adamanda, Inc., d/b/a/ Camp Playland, 27 Starrs Ridge Road- Review and possible action on application. Mr. Gordon made the motion to approve the plan for the addition of a pavilion, and Mr. Sanford seconded the motion, and made the amendment to include in the motion that erosion controls as set by the Conservation Commission be made part of the approval. Mr. Miyashiro seconded the motion to amend. The motion to approve the amended motion carried unanimously. The motion to approve the plan for the addition of a pavilion as amended carried unanimously.
3. Godstow, 30 Putnam Park Road- Review and possible action on Application. Mr. Sanford made the motion to approve the application as submitted, and Mr. Gordon seconded the motion. The motion to approve carried unanimously.
4. Haviland Realty, LLC, 231 Ethan Allen Highway- Site Plan Approval Application renting two business in same building- (a)Pro Tech and (b)Good Will Industries. Pro Tech is a vehicle service use, and Good Will is a collection facility for clothing. Parking requirements are adequate. There will be no additional signage. This will not require a public hearing. Mr. Sanford made the motion to approve as submitted. Mr. Karraker seconded and the motion carried unanimous.
5. Peter Melagrano, 87 Fire Hill Road- Review update by Zoning on site plan approval. No more time beyond 2/26/03. Requested calculations in regard to amounts of fill were not provided, as Mr. Melagrano had hired someone to do this and it could not be done due to bad weather. There was still a question as to how much more than the regulated 300 square yards of fill was brought onto the property. Erosion control plans also need to be put into place, as well as site stabilization. If the information requested is not received by the second meeting in March, March 26, a Cease and Desist will be issued. Mr. Melagrano will be out of town on March 12, and will try to have his architect attend and provide the needed information.

Zoning Commission
Regular Meeting, 2/26/03
Minutes, pg 2

Future agenda items include a Public Hearing scheduled for March 12, 2003, to consider a special permit for accessory residential apartment, Todd and Cathy Drury, 20 Pocahontas Road.

A motion was made and seconded to enter executive Session. The motion carried unanimous.

A motion was made by Mr. Sanford and seconded by Mr. Gordon to exit Executive Session, and the motion carried unanimous. Mr. Taylor stated that a declaration of policy of enforcement for the covenants and restrictions of the “affordable housing units” at Redding Woods is being proposed. Mr. Sanford motioned to approve, and Mr. Karraker seconded to approve and attach to the covenants and restrictions for those properties the declaration of policy which tells the property owners how the Zoning Commission will determine and enforce its requirements as outlined in those covenants. The motion carried unanimously.

A motion was made by Mr. Gordon to adjourn and Mr. Miyashiro seconded. The meeting was adjourned.

Submitted by vaz, 2/26/03