

TOWN OF SOMERS PLANNING COMMISSION
MEETING MINUTES
THURSDAY, JULY 12, 2018, 7:00 P.M.
TOWN HALL

I. CALL TO ORDER:

The meeting was called to order by Chairman Greg Genlot at 7:00 P.M. In attendance were, Vice Chairman Clifford Bordeaux, Adam Van Wingerden and James MacFeat. Also in attendance was Jeff Bord, Director of Land Use/Town Engineer.

II. AUDIENCE PARTICPATION: None

III. NEW BUSINESS:

- a. Proposed One Lot Resubdivision at #491 South Road, Land of Charles M. Cohen Revocable Trust, Assessors Map 2, Lot 85. Jeff Bord explained the proposal prepared by Gardner & Peterson Associates, LLC from Tolland Connecticut, to divide the existing #491 South Road property. This is a property that has an existing residence and a building that presently houses a Veterinary business. Proposed Lot 1 with 1.31 acres and Lot 2 with 10.78 acres. The purpose of this resubdivision is to be able to separate the structures to be on their own lot.

Planning Commission Chairman Greg Genlot showed concern that if this resubdivision is approved with a business in a residential zone that any business could move there in the future. Mr. Genlot requested that the Town Attorney review and comment on this proposal. Also Mr. Genlot requested a report from the Conservation Commission.

The application was received and Adam Van Wingerden made a motion to schedule a Public Hearing for the Proposed One Lot Resubdivision at #491 South Road, Land of Charles M. Cohen Revocable Trust, Assessors Map 2, Lot 85 on August 9, 2018 at 7:00 P.M. The motion was seconded by Clifford Bordeaux. The Commission voted and the motion passed unanimously.

- b. Proposed Lot Reconfiguration of #101 Root Road, land of Abbie L. Courtemanche and Kenneth A. Kuligowski and #119 Root Road, land of Sheryl L. Stanton. Jeff Bord described the reconfiguration plan which was prepared by Aeschliman Land Surveying from East Hartford, Connecticut. The proposal is to transfer 10.006 acres from #119 Root Road to #101 Root Road. #119 will have 14.98 acres and #101 Root Road will have 15.864 acres after the reconfiguration. Steve Jacobs, Town Sanitarian has approved the reconfiguration. Abbie L. Courtemanche, Kenneth A. Kuligowski and Sheryl L. Stanton were present at the meeting.

Clifford Bordeaux made a motion to approve the Proposed Lot Reconfiguration of #101 Root Road, land of Abbie L. Courtemanche and Kenneth A. Kuligowski and #119 Root Road, land of Sheryl L. Stanton. The motion was seconded by Adam Van Wingerden. The Commission voted and the lot reconfiguration was approved unanimously.

IV. STAFF REPORTS/DISCUSSION:

Jeff Bord notified the Commission that Henny Penny has applied for a State of Connecticut R.O.W. Permit.

Also at the next Planning Commission meeting there will be a Zoning Commission referral regarding a proposal to construct personal storage buildings on Eleanor Road.

IV. APPROVAL OF MINUTES:

Clifford Bordeaux made a motion to approve the minutes of June 14, 2018 meeting, Adam Van Wingerden seconded the motion. All were in favor. The motion carried.

IV. ADJOURNMENT

Adam Van Wingerden made a motion to adjourn the meeting, Clifford Bordeaux seconded the motion. All were in favor. The meeting was adjourned at 7:25 P.M.

Respectfully Submitted;

William Salka, Secretary

MINUTES ARE NOT OFFICIAL UNTIL APPROVAL AT A SUBSEQUENT MEETING