

**TOWN OF POMFRET  
PLANNING AND ZONING COMMISSION  
PUBLIC HEARING/REGULAR MEETING AGENDA (AMENDED)  
MAY 20, 2020 @ 7:00 PM  
VIRTUAL MEETING VIA ZOOM – SEE BELOW**

**I. Public Hearing**

- A. Nora Lane Realty, LLC for M&E Transportation, 4 Nora Lane**, special permit application, modification to originally approved site plan (under NOV for operating without zoning compliance and CO). This was continued from our last meeting.

**II. Regular Meeting**

**A. Roll Call -**

**B. Items to add to the agenda –**

- 1. letter from Bill Hull requesting the return of his credit balance with the Town (for all departments)**
- 2. Yvette Hollenbeck, 123 Paine Road**, special permit application for a 20x48 horse barn and paddock

**C. Approve minutes of meeting of April 15, 2020**

**D. Pending Applications –**

- 1. Nora Lane Realty, LLC for M&E Transportation, 4 Nora Lane**, special permit application, modification to originally approved site plan (under NOV for operating without zoning compliance and CO).

**III. New Business**

**A. Acceptance of New Applications –**

**B. Citizen's Comments –**

**C. Correspondence** – letter from CT Siting Council to Atty. Kenneth Baldwin of Robinson & Cole, LLP, regarding extension of construction time at 72 Ragged Hill Road

**D. ZEO Report – Permits Issued:**

**1. Complaints/Violations**

- a. Barry Peloquin, 59 Longmeadow Drive**, commercial vehicles in a residential zone. The trailer and M35 were to be removed by May 31<sup>st</sup>. M35 military truck still in the rear of the property. Counsel is preparing to file for contempt of a court order due to the following: failure to remove the M35 military cargo truck from the property; failure to make restitution to the Town in the amount of \$2,434.42 by June 1, 2019, and a caveat was not filed on the land records. Property has been sold. Inspection is needed to determine if Peloquin has moved (02/19/2020). Ryan found out that Mr. Peloquin is still living in this house and the vehicles are still on site. Jamie told Ryan to contact Atty. Higgins because he believes the violation runs with the property and not the owner. Ryan will call Atty. Higgins and will also let the new owner know of the violation (4/15/2020).

- b. Intersection of Paine and Fay Roads: camper as dwelling – nothing new. Ryan received the site plan. Waiting on permits to be submitted (02/19/2020). There is nothing new, but a letter will be sent to the occupants (4/15/2020).
- c. 73 Fox Hill Road – there are two overseas shipping containers being used as sheds, which is not allowed. One box has been removed. They are working on removing the other. Further discussions have been had with the owner on moving towards a new house. Ryan spoke with the contractor in January who is helping with the process (02/19/2020). A letter will be sent to the landowner (4/15/2020).
- d. Nora Lane Realty, LLC, 4 Nora Lane – operating without a zoning compliance certificate and CO. NOV was sent for noncompliance with site plan. Return unclaimed. Contact was made with the owner in January. Owner is working with Town Planner to complete the site and we now have a new application for revisions to the approved plan (02/19/2020). An application is currently before the commission to correct these issues (4/15/2020).

#### **IV. Commission Business**

- A. Planning and Zoning Fund Balances** – received permission from the commission to transfer fund to cover IWWC deficit balance. The exact amounts involved are as follows:

Pomfret School owes the Town for their IWWC apps balance of \$4,431.97  
Pomfret School has a balance due them from P&Z apps for \$1,739.20

Pomfret School has an IWWC surety balance due them of \$1,032.35 (as of 4/30/20)  
Pomfret School has a P&Z surety balance due them of \$15,140.09 (as of 4/30/20)

- B. Discussion of Air bnb's** – this issue was postponed until we can return to regular meetings

#### **V. Adjournment**

Join Zoom Meeting

<https://us02web.zoom.us/j/82935917778?pwd=cVlxSTJQNEFvellxbzRBVm5lRmt3QT09>

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Password: 9740191

One tap mobile

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+13126266799,,82935917778#,,1#9740191# US (Chicago)

Dial by your location

+1 929 205 6099 US (New York)

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