

**TOWN OF POMFRET
PLANNING AND ZONING COMMISSION
PUBLIC HEARING/SPECIAL MEETING MINUTES
WEDNESDAY, JUNE 25, 2014 AT 7:00 PM
POMFRET TOWN HALL**

In Attendance: Commission Members Phil Allegretti, Richard DiBonaventura, Beverly Champany, and Alternates Kim Bergendahl and Rebecca Rich; Staff - James Rabbitt, Town Planner and Ryan Brais, ZEO. **Absent:** Commission Members Walter Hinchman, Eric Pohlman, Artie Benway, Martha Paquette, and Alternate Antonio Amaral.

Phil Allegretti asked for a motion to seat the alternates. R. DiBonaventura made a motion to seat K. Bergendahl and R. Rich. P. Allegretti seconded the motion and it was approved unanimously. Phil then opened the Public Hearing at 7:00 pm.

I. Public Hearing –

A. Board of Selectmen, 5 Haven Road, text amendment regarding outdoor sport lighting for baseball/softball fields specifically in the Pomfret Street Residential district. M. Nicholson spoke regarding the lighting text amendment. The lighting would enhance the Little League field and felt it was appropriate for the BOS to bring the text amendment forward. The Little League is unique because it is a non-profit and all volunteer run. P. Allegretti asked if she knew whether the number of poles would be similar to what's there now. M. Nicholson said she couldn't give a definitive answer. Jason Verraneault, President of the Little League, said it would depend on the size of the lights. They have only temporary lights right now. Jim Rivers of Searles Road stated that he helps the Little League whenever possible. He also said the field program has greatly expanded. They added a softball field a few years ago. They had problems because they could never finish a game due to darkness. The season is very short with the All Stars playing right now. The impact will be low. He feels it was appropriate for the BOS to bring this amendment to the commission. Pomfret has permissive zoning and if something is not in the regulations then you can't do it. This should be sponsored by the Town. R. DiBonaventura said that the Little League or anyone else has the right to apply for a permit for lighting. M. Nicholson stated that W. Hinchman had mentioned in the last minutes that he thought the Little League and not the BOS should've brought this application to the commission. He would have to recuse because he prejudiced himself by giving an opinion prior to reviewing the text amendment and that is inappropriate. B. Champany then asked if she should recuse herself as she's a member of the recreation committee. Jamie told her no because this amendment is for the Pomfret Street Residential district only. R. DiBonaventura said he felt that he could support this amendment. P. Allegretti asked if there were no other comments the Public Hearing could be closed. He made a motion to do so. B. Champany seconded the motion and it was approved unanimously.

II. Regular Meeting –

A. Roll Call - taken

B. Current Business

1. Approve Minutes of Regular Meeting of May 28, 2014. R. DiBonaventura made a motion to approve the minutes after 3 minor edits. K. Bergendahl seconded the motion and it was approved unanimously. There was one abstention.

C. Pending Application(s)-

1. **Board of Selectmen, 5 Haven Road**, text amendment regarding outdoor sport lighting for baseball/softball fields specifically in the Pomfret Street Residential district. P. Allegretti mentioned that anyone can bring a text amendment to the commission. He felt it was a very well written amendment. K. Bergendahl said she feels very comfortable with this. R. Rich said she originally thought there would be concerns with the neighbors, but there are no issues, otherwise the people would be at the meeting. K. Bergendahl made a motion to approve the application as submitted. R. DiBonaventura seconded the motion and it was approved unanimously. Jamie then said that we need to set a date of effectiveness for the regulations. R. DiBonaventura made a motion to set the effective date as 7/15/14. P. Allegretti seconded the motion and it was approved unanimously.

III. New Business

A. Acceptance of New Application(s)

1. **William Hull for Hull Forest Products, 101 Hampton Road**, special permit application for 26' by 12' office addition. Ben Hull was present for the application. A Public Hearing needs to be scheduled and would like to request a special meeting as soon as possible so they can start building their addition. The clerk said the the Public Hearing notices would be published on 7/2/14 and 7/9/14 so the earliest a special meeting could be held would be 7/14/14. Jamie also mentioned that the applicant would have to notify his abutters within the next 5 days. The Public Hearing will be held at the Town Hall. Jamie said the agenda for the Public Hearing/Special Meeting will contain the Public Hearing and Discussion and possible action. He also informed the commission members that all uses in the industrial zone are special permit.

B. Citizen's Comments –an application was received today and Jamie spoke to the applicant before the meeting. M. Nicholson asked if this application could possibly be put on the 7/14/14 agenda.

C. Correspondence – handout was given to the commission members regarding the Plan of Conservation and Development

1. ZEO Report –

Permits issued:

- a. 47 Cooney Road – 24' above ground pool
- b. 90 Modock Road – garage addition with 2nd story bed and bath
- c. 54 Jericho Road – 12' x 16' shed
- d. 9 Fox Hill Road – addition of 9' by 22' to outbuilding to create 22' x 24' garage

2. Complaints/Violations: No new complaints or violations this month
 - a. Pixie Rahe of Old Rte. 44 – a cease and desist was issued to Pixie Rahe of 10 Old Route 44 for perpetual yard/barn sale; this is ongoing. A barn sale was operated 3 weeks ago. No activity since.
 - b. Barry Peloquin, Longmeadow Drive (commercial trucks). At last inspection, there was one truck behind the house and an equipment trailer in the driveway. Two members stated there were more vehicles at the residence. Ryan will check this out and get back to commission.

IV. Commission Business

IV. Adjournment

K. Bergendahl made a motion to adjourn the meeting. It was seconded by B. Champany and approved unanimously. The meeting adjourned at 7:35 pm.

Respectfully submitted,

Lynn L. Krajewski, Clerk

Date approved_____