

BOARD AND COMMISSION SUMMARY NOVEMBER 2023

Arts & Culture Commission

No meeting

Board of Finance

The Board of Finance met for their Organizational Meeting on November 15. They welcomed new members Anthony Spagnoletti and Kurt Comisky and welcomed back returning member, Ted Turner. Bridget McLennan and Alannah Coshow retained their positions as Chairperson and Vice-Chairperson respectively. Russell Bonaccorso tendered his resignation as he will be deployed in early 2024. This leaves an open (Republican) seat on the Board. The Board of Finance did not meet for their regularly scheduled meeting on November 20.

Brownfields Redevelopment Agency

No meeting

Clean Energy Task Force

The Clean Energy Task Force met on November 7. The members discussed the outcome of the fall 2023 energy fair, task force membership, goals for 2024, and an invitation to Kirt Mayland for the December meeting to discuss community solar options. The members deferred discussing the spring 2024 electric car show until next month's meeting. The members approved the 2024 meeting dates.

Commission on Aging

The Commission on Aging met on November 9. Ms. Ewing provided an overview of activities at the Senior Center. They are working on some issues with the new food service. There is still a high demand for transportation. Commission members discussed the East Hampton Community Cares program with possible solutions to increase the number of members and deed requests. Fundraising has been good.

Conservation-Lake Commission

The Conservation-Lake Commission met on November 9. The members reviewed and discussed two plan reviews. The members discussed the updates for the watershed projects, federal funding, budget, the Lake Smart Program, advisory panel, results of the Aquaflex testing, and the lake treatment plan for the 2024 season. The members approved the 2024 meeting dates. The members also discussed the phosphorous fertilizer ordinance, keeping a lake front property undeveloped, and a show about the invasive plants in Candlewood Lake.

Design Review Board

The Design Review Board met on November 20. The members reviewed and discussed the plan review for removing and replacing the existing siding on the library/senior center/community building. There are two options the members can choose from - pacific blue cedar style vinyl siding and slate grey clapboard style siding. Town staff asked some employees in the building and the pacific blue siding was the highly preferred option. The existing gutters will remain, but the trim for the gutters will be bronze. The members approved of the plan review with the pacific blue cedar style siding as their preferred option. The members approved the 2024 meeting dates. The members will need to nominate a chairman at the next monthly meeting.

Economic Development Commission

The Economic Development Commission met on November 21. The members received an update from the Town Manager. Brian Joy from The Pinshack and Ray and Heidi Serra from Serra & Associates attended the meeting to be awarded for New Business of the Month and Business Spotlight. The members nominated Wild Craft for New Business of the Month for February and Studio 201 as Business Spotlight for February. The members discussed an ad promotion for shopping at local businesses during the holiday season. Vice Chairman Jedziniak gave an update to the other members about the Middlesex County Chamber of Commerce Regional EDC meeting. The members approved the 2024 meeting dates.

Ethics Commission

No meeting

Fire Commission

No meeting

Inland Wetlands Watercourses Agency

The Inland Wetlands Watercourses Agency met on November 15.

Continued Applications:

- A. Application IW-23-019: John Brown, 209 East High St., Construct a single-family home within Upland Review Area. Map 32/ Block 71/ Lot 1/5. Mr. Wall made a motion to continue the application to the December 20, 2023 regular meeting. Vice-Chairman Kavalkovich seconded the motion. Vote: 4-0

New Applications:

- A. Application IW-23-022: Ryan Hulburt, 63 Spellman Point Rd, Pave driveway in Upland Review Area. Map 09A/ Block 70A/ Lot 35. Mr. Johnson made a motion to continue the application to the December 20, 2023 regular meeting. Mr. Wall seconded the motion. Vote: 4-0
- B. Application IW-23-023: Judith Bradway, 18 Laurel Trail, Landscaping in Upland Review Area. Map 10A/ Block 79A/ Lot 1. Vice-Chairman Kavalkovich made a motion to send this application to the Duly Authorized Agent for approval. Mr. Johnson seconded the motion. Vote: 4-0
- C. Application IW-23-024: Salt Pond Apartments LLC & Edgewater Hill Association, Inc., Edgewater Circle, Re-subdivision approval for the creation of 2 lots. Map 10A/Block 85/Lot 5C. Chairman Wilson made a motion to approve the application. Mr. Johnson seconded the motion. Vote: 4-0
- D. Application IW-23-025: Jacob Sapia, 15 Brook Trail, Construct a single-family home in Upland Review Area. Map 10A/ Block 78/ Lot 28. Vice-Chairman Kavalkovich made a motion to continue the application to the December 20, 2023 regular meeting. Mr. Wall seconded the motion. Vote: 4-0

New Business:

- A. Approval of 2024 Meeting Calendar. Chairman Wilson made a motion to approve the 2024 Meeting Calendar. Vice-Chairman Kavalkovich seconded the motion. Vote: 4-0

Joint Facilities

The Colchester- East Hampton Joint Facilities met on November 21. The Board approved the 2024 Joint Facilities meeting schedule. The repairs to the Lakeside receiving station (closed for approx. 2 weeks) has been completed. A new operator started in October. A copy of the condition assessment for MAPS was reviewed. Key items discussed were: electrical upgrades, possibility of additional land or variances. Mark Barmasse was elected Chairman by the board. Election of Vice president was tabled to next meeting.

Library Advisory Board

The Library Advisory Board met on November 6. Ms. Cachuela provided an update on the 2024 Strategic Plan. The Friends of the Library will be selling t-shirts, sweatshirts and other merchandise. They will also be involved in the Jingle Bell Parade. The Children's Librarian position has been posted and interviews will take place in late November. The 2024 meeting dates were approved.

Middle Haddam Historic District Commission

No meeting

Parks & Recreation Advisory Board

The Parks & Recreation Advisory Board met on November 7. Members received an update from the Air Line Trail Sub-Committee noting the Trail Clean Up Day was very successful. The department is working on winter programming. The Ghost Run and Trunk or Treat were also very successful. The Jingle Bell Parade will be held on December 8.

Planning & Zoning Commission

The Planning & Zoning Commission met on November 1.

Public Hearings:

- A. PZC-23-014: Flanders Road Estates LLC, Flanders Road, Fifteen (15) Lot subdivision, (Home Acres Estates), Map 26/ Block 87/ Lot 6. Ray Zatorski made a motion to continue the Public Hearing to the next regular meeting of December 6, 2023. Rowland Rux seconded the motion. Vote: 7-0. Ray Zatorski made a motion to continue the application to the next regular meeting of December 6, 2023. Rowland Rux seconded the motion. Vote: 7-0

New Business:

- A. PZC-23-015: Text Amendment regarding Accessory Uses to Agriculture per Sec. 8.4.C Ray Zatorski made a motion to set a public hearing for the application for the regular meeting of December 6, 2023. Rowland Rux seconded the motion. Vote: 7-0

Old Business:

- A. PZC-23-012: Michael Bakaj, 37 South Main Street, a 22-lot (33 units) HOD subdivision in existing HOD Zone, Map 20 Block 51/ Lot 27. Ray Zatorski made a motion to approve the application with the following modification, which are made with reference to site plan with revision date 9.29.2023:
 - a. Town Staff be notified prior to the start of construction;
 - b. Sheets 5 (Topographic Map) and 6 (Topographic Map) of the Plan Set shall be modified to add detail of the maintenance path including pedestrian access as well as providing for a minimum 4' width of a pedestrian path surrounding the detention basin;
 - c. Proposed Lots 2, 6, 13, 16, and 18 will be designated on the Site Plan and Affordability Plan as duplex lots that will be set aside as the required affordable units. Other lots may be also used as duplex properties per applicable zoning regulations in the future. Subject to review by the Town Planner or designee prior to the final plan set filing;
 - d. Final Affordability Plan shall be modified to be consistent with Plan Set changes and shall be subject to review by the Town Planner or designee prior to final plan acceptance and filing;
 - e. Final Site Plans shall be modified to provide for the location of a community postal delivery box as well as sufficient pull-off area for safe access. Shall be subject to review by the Town Planner or designator prior to final plan acceptance and filing;
 - f. Public improvements will not be accepted by the Town until completely installed and inspected by Town Staff;

- g. Town road name be reviewed to address Fire Marshal concerns;
- h. Boundary signage be placed along the north boundary and open space. Shall be subject to review by the Town Planner or designator.

Rowland Rux seconded the motion. Vote: 7-0

Water Pollution Control Authority

The East Hampton WPCA met on November 7. The Board approved the 2024 WPCA meeting schedule. Mr. Clayton reported that the water systems have been running well. There was one customer complaint regarding water quality. The water was tested and submitted to DPH. The results concluded that the water was fine.

Zoning Board of Appeals

The Zoning Board of Appeals met on November 13.

Public Hearings:

- A. ZBA-23-007: Tommaso Prozano, 12 Terp Road, Reduce westside setback from 25' to 16.75' for Garage, Map 06/ Block 14/ Lot 5/6. Mr. Tuttle made a motion to deny the application. Vice-Chairman Reed seconded the motion. Vote: 4-0
- B. ZBA-23-008: Flanders Road Estates LLC, Flanders Road, Increase height size from 30' to 32' 7.5" for single family home. Map 26/ Block 87/ Lot 6. Mr. Tuttle made a motion to approve the application. Vice-Chairman Reed seconded the motion. Vote: 4-0

New Business:

- A. Approval of 2024 Meeting Calendar Mr. Tuttle made a motion to approve the 2024 Meeting Calendar. Chairman Spack seconded the motion. Vote: 4-0