

Zoning Commission

MINUTES Public Hearings – Regular Meeting October 23, 2017

7:30 p.m.

Main Level Meeting Room

MEMBERS PRESENT: Mr. Solley, Mr. Reich, Mr. Werkhoven, Mr. Averill, Mr. Solomon
ALTERNATES PRESENT: Mr. Burnham, Mr. Sivick
STAFF PRESENT: Ms. Hill, Ms. White
ALSO PRESENT: Atty. Fisher, Ms. Klauer, Mr. Szymanski, Ms. Peacocke, Ms. Purnell, Ms. Solomon, Ms. Giampetro, Mr. Hollinger, residents

Mr. Solley called the meeting to order at 7:32 p.m.

Executive Session:

Seated: Mr. Solley, Mr. Reich, Mr. Werkhoven, Mr. Averill and Mr. Burnham.

101 Wykeham Road, LLC. Appeal – Discuss legal process and procedure regarding pending litigation only:

MOTION: To go into Executive Session to discuss legal process and procedure regarding pending litigation for 101 Wykeham Road, LLC. By Mr. Solley, seconded by Mr. Averill, passed 3-0-2 vote. Mr. Werkhoven and Mr. Reich abstained.

MOTION: To end Executive Session to discuss legal process and procedure regarding pending litigation for 101 Wykeham Road, LLC. By Mr. Solley, seconded by Mr. Averill, passed 4-0 vote.

REGULAR MEETING:

9:07- Mr. Solley called the regular meeting to order.

Seated: Mr. Solley, Mr. Reich, Mr. Werkhoven, Mr. Averill, Mr. Burnham

Consideration of the Minutes:

MOTION: To approve the Regular Meeting Minutes of September 25, 2017 as presented. By Mr. Solley, seconded by Mr. Werkhoven, passed 5-0 vote.

Pending Application(s)

Klauer/101 Wykeham Road/Application to Modify the Special Permit for the Inn: Schedule a public hearing date:

There was a brief discussion regarding dates for the public hearing.

Mr. Solley reminded everyone that this public hearing will be centered on the modifications and the Commissioners should focus on changes.

Mr. Reich requested that any supporting documentation and letters from the public be submitted at least one week ahead of time from the scheduled date so that the commissioners would have time to review before the meeting.

MOTION: To schedule a public hearing for Klauer/101 Wykeham Road/Application to Modify Special Permit for the Inn at a Special Meeting of the Zoning Commission on November 13, 2017 at 7:00pm. By Mr. Solley, seconded by Mr. Averill, passed 5-0 vote.

New Application(s)

Seated: Mr. Solley, Mr. Reich, Mr. Werkhoven, Mr. Averill, Mr. Solomon

MOTION: To schedule a public hearing for Gunn Memorial Library/5 Wykeham Road/Special Permit: Section 5.4.5/Convert Storage Area to Program Room, Add Covered Entrance and Exterior Stairway at the Regular Meeting of the Zoning Commission on November 27, 2017 at 7:30pm. By Mr. Solley, seconded by Mr. Solomon, passed 5-0 vote.

Other Business

No other business to discuss.

Enforcement

Enforcement Report:

The Enforcement Report dated October 23, 2017 by Zoning Enforcement Officer Mike Ajello was distributed to Commission members.

Mr. Werkhoven suggested that the Commissioners look into internally lighted signs that are not allowed per the zoning regulations but some business establishments are using them.

Mr. Solley stated that he would talk with Mr. Ajello, ZEO.

Communications

No communications to discuss.

Privilege of the Floor

No one from the public asked to speak

Adjournment

MOTION: To adjourn the meeting at 9:12 p.m. By Mr. Averill, seconded by Mr. Reich, passed 5-0 vote.

Submitted subject to approval:

By: _____
Shelley White, Land Use Clerk
October 2, 2017