

July 21, 2011

Present: Polly Roberts, Todd Catlin, Kathy Leab, and Peter Bowman

Alternates: Roderick Wyant III, Todd Peterson

Absent: Randolph Snook

Staff: Pam Osborne, Mike Ajello

Also Present: Mary A. Collins

Chairman Polly Roberts called the meeting to order at 7:30pm.

PUBLIC HEARING

Seated: Polly Roberts, Todd Catlin, Kathy Leab, Peter Bowman and Roderick Wyant III

ZBA-0897 - Request of Collins, 113 Bee Brook Road, for Variance, Zoning Regulation(s) 12.1.2 (Wetlands Watercourse Setback), to install new septic system.

Mary Agnes Collins was present to represent her application. Ms. Collins is proposing replacing the existing septic system, which is 48' from the river to one that is further from the river, at 145'. She feels the hardship is that to conform to the 200' setback from the river, because of the grade of the land, she would need to install a pump-up system, which is problematic. Mike Ajello, Zoning Enforcement Officer stated that this activity is beyond the Inland/Wetland regulated area and he has given his verbal approval to the proposal. Measurements on the mapping were verified.

Motion:

to close ZBA-0897 - Request of Collins, 113 Bee Brook Road, for Variance, Zoning Regulation(s) 12.1.2 (Wetlands Watercourse Setback), to install new septic system, by Polly Roberts, seconded by Roderick Wyant III, by 5-0 vote.

MEETING

Todd Catlin visited the site, the proposed new septic system is an improvement to the existing system, there is a larger buffer to the Shepaug River, and the hardship is in the slope of the land. Kathy Leab agrees with Mr. Catlin and has nothing to add. Peter Bowman agrees as well stating that pump-up systems fail under varying circumstances and a variance would still be needed for such a system. Roderick Wyant III felt this was a well thought out plan and Polly Roberts is in agreement as well.

Motion:

to approve Request of Collins, 113 Bee Brook Road, for Variance, Zoning Regulation(s) 12.1.2 (Wetlands Watercourse Setback), to install new septic system, passed by 5-0 vote.

Consideration of Minutes

The minutes of June 16, 2011 were considered.

Motion: to approve the minutes of the June 16, 2011 regular meeting of the Washington Zoning Board of Appeals as submitted, by Kathy Leab, seconded by Roderick Wyant III, passed by 5-0 vote.

Other Business

Ms. Roberts received a legal bill from Murtha Cullina regarding the Jacobson appeal.

Members and Mike Ajello discussed the ZBA application checklist, it was decided to leave it as is.

Motion:

to adjourn at 8:13pmpm,

by Polly Roberts, seconded by Todd Catlin

Ms. Roberts adjourned the meeting.

Submitted Subject to Approval,

Pamela L. Osborne, Acting Land Use Clerk