

**TOWN OF MONTVILLE
 PLANNING & ZONING COMMISSION
 310 NORWICH NEW LONDON TPKE
 PHONE (860) 848-8549 Fax (860) 848-2354
 MEETING MINUTES
 June 8, 2010**

1. **Call to Order.** Chairman Marcus called the June 8, 2010 meeting of the Montville Planning & Zoning Commission to order at 7:00 p.m. in the Town Council Chambers.
2. **Pledge of Allegiance.** All rose and pledged the flag.
3. **Roll call and seating of Alternates:**
COMMISSION MEMBERS PRESENT: Commissioners Baron, Desjardins, Marcus, Mastrandrea and Polhemus. (5 regular members)
COMMISSION MEMBERS ABSENT: Commissioners Ferrante, Pieniadz, Siragusa and Toner. (4 regular members)
STAFF PRESENT: Marcia A. Vlaun, Town Planner.
4. **Executive Session:** none
5. **Public Hearings:** none
6. **New Business:**
 1. **Action Items:**
 - a.) **NDKLP Montville Associates, LLC:** An application for a Zone Change from C-2 to R-20 on the property located on the southerly side of Podurgiel Lane adjacent easterly to property designated on Assessor’s Map 103 Lot 2, Uncasville, CT. As shown on Assessor’s Map 103 and a portion of Lot 1B. A **MOTION** was made by **COMMISSIONER BARON; SECONDED** by **COMMISSIONER DESJARDINS** to **SCHEDULE** the Public Hearing for June 22, 2010. Voice vote. 5-0-0 All in favor. **MOTION CARRIED.**
7. **Zoning Issues:**
 1. **Action items:** none
8. **Old Business:**
 1. **Action Items:**
 - a.) **Jones Landscape, LLC/Daniel Jones:** An application for a Site Plan Review for the construction of a 2,400 sq. ft. building with appurtenant access drive and parking on the property located at 318 Butlertown Road, Oakdale, CT As shown on Assessor’s Map 1 Lot 5. Staff report was presented to the Commission. Commissioner Baron noted that the surveyor’s notes weren’t on the plan. Staff advised that the addition of his notes could be added as a condition to an approval. A **MOTION** was made by **COMMISSIONER DESJARDINS; SECONDED** by **COMMISSIONER MASTRANDREA**

as follows: **Jones Landscape, LLC/Daniel Jones:** An application for a Site Plan Review for the construction of a 2,400 sq. ft. building with appurtenant access drive and parking on the property located at 318 Butlertown Road, Oakdale, CT As shown on Assessor's Map 1 Lot 5. Application is for the construction of a 2,400 square foot metal building with access drive, parking and outside storage. Condition:

1. A \$2000 erosion and sediment control bond shall be posted prior to the start of construction. Discussion was held. A **MOTION to AMEND** the Motion was made by **COMMISSIONER DESJARDINS; SECONDED BY COMMISSIONER MASTRANDREA** to include the following: Condition

2. Surveyors notes to be added as appropriate. The amendment was voted on as follows: Roll call vote. In favor: Commissioners Baron, Desjardins, Marcus, Mastrandrea and Polhemus. Opposed: none. 5-0-0 All in favor. **MOTION CARRIED.** Then the original motion **as amended:** (**Jones Landscape, LLC/Daniel Jones:** An application for a Site Plan Review for the construction of a 2,400 sq. ft. building with appurtenant access drive and parking on the property located at 318 Butlertown Road, Oakdale, CT As shown on Assessor's Map 1 Lot 5. Application is for the construction of a 2,400 square foot metal building with access drive, parking and outside storage. Conditions:

1. A \$2,000.00 erosion and sediment control bond shall be posted prior to the start of construction.
2. Surveyors notes to be added as appropriate.) was voted on as follows: Roll call vote. In favor: Commissioners Baron, Desjardins, Marcus, Mastrandrea and Polhemus. Opposed: none. 5-0-0 All in favor. **MOTION CARRIED.**

2. Not Ready For Action: none

9. Communications: Staff advised of a letter relative to the Miller's Pond project in Waterford that she and the Town Engineer sent out. The main issue that involves Montville is the proposed truck route through Montville for the transportation of gravel for a period of approximately 5-10 years. Discussion was held.

10. Minutes:

a.) Acceptance of the minutes from the Regular meeting of May 11, 2010. A **MOTION to APPROVE** was made by **COMMISSIONER DESJARDINS; SECONDED** by **COMMISSIONER POLHEMUS.** Voice vote. 5-0-0. **MOTION CARRIED.**

11. New Business:

2. Non-Action items:

a) **The Past, LLC:** An application for a Site Plan Review for museum and retail facilities located on the property at 1630 Route 85, Oakdale, CT As shown on Assessor's Map 5 Lot 35. A **MOTION** was made by **COMMISSIONER DESJARDINS; SECONDED** by **COMMISSIONER**

POLHEMUS to CONTINUE. Voice vote. 5-0-0 All in favor. **MOTION CARRIED.**

12. Zoning Issues:

2. Not Ready For Action: none

3. Zoning Officer's Report:

13. Other business to come before the Commission: Budget matters were discussed.

14. Adjourn: The meeting adjourned at 7:40 p.m.

Respectfully submitted,

Judy A. LaRose
Recording Secretary

AN AUDIO RECORD OF THE MEETING IS ON FILE IN THE MONTVILLE TOWN
CLERK'S OFFICE