

Zoning Commission Hybrid Meeting
November 15, 2023 7:00 P.M.
Putnam Municipal Complex
Room 201 Second Floor
200 School Street
Putnam, CT 06260

Present: Patricia Hedenberg-Chairman, Liz Thompson, Lisa-Jean Clifford, Douglas Taylor, Nick Huston

Agenda:

Opened public hearing on Docket # 2023-09 Putnam River Road, LLC- request for rear lot approval for property located on the easterly side Modock Road. Town Assessors Map 43, Lot 10 (Lot 8 of the 11-lot re-subdivision) Zoned AG-2. David Held of Provost & Rovero and Attorney Heller were present. Attorney Heller reviewed the plan showing the location of the rear lot in the previously approved 11 lot re-subdivision located on River Road and Mantup Road. Attorney Heller reviewed the application submittal requirements stating that all of the criteria had been met. Wetlands Approval has been granted. Northeast District Department of Health approved the septic plan. Motion by Douglas Taylor to close the public hearing, second by Lisa-Jean Clifford. ALL WERE IN FAVOR.

Opened public hearing on Docket # 2023-10 285 River Road, LLC request for real lot approval for property located at 285 River Road Town Assessors Map 43, Lot 8 (Lot 4 of the 11-lot re-subdivision plan) Zoned AG-2. David Held of Provost & Rovero and Attorney Heller were present. Attorney Heller reviewed the plan showing the location of the rear lot in the previously approved 11 lot re-subdivision located on River Road and Mantup Road. Attorney Heller reviewed the application submittal requirements stating that all the criteria had been met. Motion by Douglas Taylor to close the public hearing, second by Lisa-Jean Clifford. ALL WERE IN FAVOR

Regular Meeting:

Review the minutes of the October 18, 2023 meeting.

Motion by Liz Thompson to accept the minutes, second by Nick Huston. ALL WERE IN FAVOR.

Correspondence:

New Business:

Docket # 2023- 09 Putnam River Road, LLC- Rear lot approval for property located on the easterly side Modock Road.

Motion by Nick Huston to approve, second by Douglas Taylor. Patricia Hedenberg, Nick Huston, Lisa-Jean Clifford and Douglas Taylor voted in favor. Liz Thompson voted in opposition. Motion carried
APPROVED

Docket # 2023-10 285 River Road, LLC - Rear lot approval for property located at 285 River Road

Motion by Douglas Taylor to approve, second by Nick Huston. Patricia Hedenberg, Nick Huston, Lisa-Jean Clifford and Douglas Taylor voted in favor. Liz Thompson voted in opposition. Motion carried APPROVED

Rawson Materials – 300 River Road – Excavation Permit Renewal – Bond Amount \$221,806.20

David Held explained to the Commission that the 221,806.20-dollar was listed on the bond formula however the existing bond in the amount of 241,904.00 will remain in place leaving 20,000 additionally.

Motion by Douglas Taylor to approve with the bond amount of \$241,904.00, second by Nick Huston. ALL WERE IN FAVOR.

Other Business:

A letter of resignation was received from Chad Sessums as the Zoning Commission's duly authorized agent as Zoning Enforcement Officer for the Town of Putnam.

Patricia Hedenberg thanked Chad Sessums on behalf of the Commission for all his work for the Commission. Motion by Liz Thompson to accept his resignation, second by Douglas Taylor. ALL WERE IN FAVOR.

Designation of Bruce Fitzback as the Zoning Commission's duly authorized agent as Zoning Enforcement Officer for the Town of Putnam.

Elaine Sistare, Town Administrator and Mayor Seney were present to update the Commission and answer any questions the Commission members may have.

Motion by Douglas Taylor to designate Bruce Fitzback as the duly authorized agent as Zoning Enforcement Officer, second by Nick Huston. ALL WERE IN FAVOR.

Accepting of New Applications for public hearing on December 20, 2023 None

Patricia Hedenberg reminded the Commission members of the upcoming training that will be taking place on November 29th from 6:30-8:30 P.M. at the Town Hall.

Bruce Fitzback stated he will be needing the members certificates to verify the courses were taken to meet the training mandate.

Motion by Liz Thompson to adjourn at 7:59, second by Nick Huston. ALL WERE IN FAVOR

Respectfully submitted by Brenda Roy. Please note these minutes have not been accepted by the Commission and will be placed on their meeting agenda.