

# TOWN OF WESTBROOK

## ZONING COMMISSION

**MULTI MEDIA** ROOM, MULVEY MUNICIPAL CENTER

866 Boston Post Road

Westbrook, CT 06498

### COMMISSION:

Tony Marino	- Chairman	Lee Archer	- Member
Harry Ruppenicker, Jr.	- Vice Chairman	Tom D'Antico	- Alternate
Dwayne Xenelis	- Secretary	Linda Nolf	- Alternate
Tom Belval	- Member	Mike Engels	- Alternate

# AGENDA

## REGULAR MEETING

**TUESDAY, AUGUST 27, 2013 – 7:00 P.M.**

Commission members and alternates who are unable to attend the meeting are asked to email or call [nrudek@westbrookct.us](mailto:nrudek@westbrookct.us) or [LDeMaria@westbrookct.us](mailto:LDeMaria@westbrookct.us) call the Land Use Office (399-3047) before 3:00 p.m. of the day of the meeting.

### CALL TO ORDER

### ESTABLISHMENT OF QUORUM

### AGENDA ADDITIONS

### PUBLIC HEARING(S)

1. **ZC2013-007** - *Continued hearing on the* Town of Westbrook Application to Amend the Zoning Regulations, Section 10.03.05 regarding width of access drives. *(if adopted, effective on September 19, 2013)*

### REGULAR MEETING

Possible deliberation and vote:

1. ZC2013-007

### NEW BUSINESS

### RECEIPT OF APPLICATIONS

1. **ZC-2013-014 - 1306 Boston Post Rd** –Application for a proposed Set Aside Affordable Housing Development pursuant to §8- 30g of the Connecticut General Statutes. This proposal is for a Site Plan Approval for a 7-Unit Multi-Family Residential Development. Applicant: Attorney Ed Cassella *(65-day application period ends October 31, 2013, Set date for possible public hearing)*

### OLD BUSINESS:

1. **ZC-2013-013 - 209 Old Mail Trail** – *Continued* Coastal Area Management Application (CAM) to allow the filling of property and removal of existing house and reconstruct new residential structure to meet FEMA requirements. *(65-day application period ends 9/26/2013)*

### MISCELLANEOUS:

### COMMISSION BUSINESS:

1. ZEO Report
2. Miscellaneous Correspondence
3. **Bills:** Zoning budget report
  - Branse, Willis & Knapp: **\$240.50** (General Legal Invoice #33684, 33685)
  - Woodard & Curran: **\$** (Misc. eng consult, Inv. #)
  - Recording Secretarial Services: **\$124.03** (K. Kelemen, July 2013 minutes)
  - Hartford Courant: **\$166.32** (Legal Notices – Inv. #924753)
  - Nathan L. Jacobson & Assoc., Inc.: **\$31.20** (Engineering Reviews – Inv. #78274)
  - Technique Printers: **\$47.50** (Supplies – Inv. #25429)

### \* 150% Special Funds-Consulting Services

- Woodard & Curran: **\$3,000.00** – Review of Redwood Commons- 931 & 957 Old Clinton Road

**\*\*Special Funds – Bond Releases**

- 7 Autumn Ridge (lot 8) – Centerplan Construction Co., LLC \$1,000.00 – Driveway Apron Bond
- Hill Farm – Richard Vicino \$52,823.11 – Performance Bond

**APPROVAL OF MINUTES:** Meeting Minutes of July 23, 2013

**ADJOURNMENT**

Attested to: *Nancy J. Rudek*, ZEO