

**WOLCOTT PLANNING & ZONING
REGULAR MEETING
WEDNESDAY, OCTOBER 17, 2012
TOWN COUNCIL CHAMBERS, 6:30 P.M.
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MINUTES

REGULAR MEETING

Note: These are summary minutes. A tape recording of this meeting is on file in Wolcott Town Hall, Commission Secretary's Office.

Chairman Ray Mahoney called the Regular Meeting to order at 6:30 p.m. with the Pledge of Allegiance and then attendance was taken.

Roll Call Attendance

MEMBERS PRESENT: Cathe Sherman, Chris Edquist, Rich Delpier, Ray Mahoney

MEMBERS ABSENT: Pete Carmody

ALTERNATES PRESENT: Virginia McHugh, Sean Cleary

ALTERNATES ABSENT: Mike Bokon

ALSO PRESENT:

At this time Sean Cleary was seated as a regular member.

PUBLIC REQUESTS

Dennis Cleary came forward and requested that information on application #12-476 Beach Building LLC, which is on the agenda tonight, be forwarded to Chesprocott for their comments. He said Chesprocott currently licenses the kitchen at Wolcott View Manor and will license the kitchen at the proposed assisted living unit. He said they also license the public daycare facility on that site that is going to have issues with traffic and safety and he believes Chesprocott would have some comments to make but the plans have not yet been referred to them. He also said there are nine water wells on the property that have never been abandoned therefore there are issues with the potential contamination of the aquifer that could jeopardize surrounding properties that depend on well water. He said in his opinion the application and maps are not complete and it is his understanding that the rules state they have up until 14 days before the hearing (to file completed paperwork) and even then it is difficult for his engineer or attorney to review it prior to the hearing. He also said in his opinion that the public hearing be held on a different night and to have it at a much larger venue than this room (Council Chambers).

APPROVAL OF MINUTES

Upon **MOTION** by Cathe Sherman, seconded by Rich Delpier, it was unanimously voted to **APPROVE** the minutes from the 10/3/12 Regular Meeting.

APPROVAL OF BILLS

There were no bills at this time.

CORRESPONDENCES

There were no Correspondences at this time.

SUBCOMMITTEE REPORTS

There were no Subcommittee Reports at this time.

OLD BUSINESS

1. #12-476 Beach Building LLC – Special Use Permit for a 140 Unit Assisted Living Facility at 50 Beach Rd.

Chairman Mahoney said the ZEO told him that everything seem to be ready for a public hearing and he understands what was said (earlier) tonight but will go ahead and schedule the hearing for this. Cathe Sherman said so everything is on board as far as Fire Marshal, Chesprocott etc. Chris Edquist said you would probably need the Fire Chief's input also. There was a brief discussion as to what night to schedule the public hearing for and the outcome was as follows:

Upon **MOTION** by Cathe Sherman, seconded by Rich Delpier, it was unanimously voted to **SCHEDULE** a public hearing for #12-476 Beach Building LLC – Special Use Permit for a 140 Unit Assisted Living Facility at 50 Beach Rd. for 11/7/2012 at 6:30 p.m. in the Council Chambers.

Sean Cleary abstained.

NEW BUSINESS

There was no New Business at this time.

ZONING ENFORCEMENT OFFICER'S REPORT

Chairman Mahoney said the ZEO had a prior engagement so if anyone has anything for him to let the Recording Secretary know and she will forward that information to him. Chairman Mahoney said he was asked about the Romanielli property on Wolcott Rd. today as to what was going on with it. It was stated that this is being looked into and Officer Schippiani is also involved.

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EXECUTIVE SESSION

There was no Executive Session at this time.

ADJOURNMENT

Upon **MOTION** by Cathe Sherman, seconded by Sean Cleary, it was unanimously voted to **ADJOURN** the Regular Meeting at 6:45 p.m.

APPROVED:

Ray Mahoney, Chairman
Planning & Zoning Commission

Edna Henderson, Recording Secretary
Planning & Zoning Commission