

MINUTES
REGULAR MEETING
PLANNING AND ZONING COMMISSION
LISBON TOWN HALL
TUESDAY, MAY 4, 2010
7:00 P.M.

1. Call to order

The regular meeting of the Planning and Zoning Commission was called to order by Robert Adams at 7:18 PM.

MEMBERS PRESENT: Robert Adams, Lawrence Alice, Robert Browne, John Dempsey, Sharon Gabiga, David Gagnon, Ronald Giroux, Ruth MacDonald, Kim Sperry
Alts: Gary Ritacco, Larry Thibeault, VACANCY

MEMBERS ABSENT:

STAFF PRESENT: James D. Rabbitt, AICP, Senior Planner-SCCOG, Lisbon Town Planner

2. Previous Minutes –A motion was made by R. Browne and seconded by R. Giroux to correct the name “Brown” in the last paragraph to “Browne”. Vote unanimous.

3. Correspondence

1. Conference Notice, The 20 Annual Long Island Sound Citizens Summit, 5/7/2010, Bridgeport,
2. c: Letter, Thomas W. Sparkman, First Selectman, to Larry Thibeault, 4/14/2010, Re: P & Z Appointment (Alternate)
3. Letter, Brendan Schain, Branse, Willis & Knapp, LLC, 5/4/2010, Re: Price Realty, LLC – Special Permit – Winner Ford Dealership, Lisbon (FILE NO: 3365/04-045) – Special Permit to expire July 5, 2010, requesting 5 year extension till July 5, 2015. Motion to put on next month’s agenda accepted. A motion was made by J. Dempsey seconded by L. Alice to add this item to the June agenda. Unanimous order.
4. c: Letter, David A. Sawicki, Acting Executive Director, State Traffic Commission, ST CT Department of Transportation, to Douglas D. Miller, Managing V.P. – Retail Development, CL One Associates, LLC, 4/21/2010, Re: Town of Lisbon, Crossing at Lisbon – Change in Use No new certificates of occupancy will be issued until problem is resolved.
5. Inspection Report, Joseph H. Boucher, M.S., L.S. for Towne Engineering, Inc., and Donald R. Aubrey, P.E., L.S., Consulting Town Engineer, Towne Engineering, Inc. 4/5/2010, Re: Plans Entitled: Proposed Site Development Plans Crossing at Lisbon, Route 12 Lisbon, Connecticut
6. Note, Betsy Barrett, Town Clerk, 4/14/2010, Re: Application Fee - GC Lisbon LLC
7. Proof of Application Fee Payment – GC Lisbon LLC, 4/27/2010

4. Bills and action thereon

Monthly Expenditure Report Thru April, 2010 BAL: LI #51730, Purchased Services- \$4,963.09, #51750, Supplies & Expenses-\$2,250.09
Statement, Murtha Cullina LLP - Inv. No. 401894, 04/13/2010, Re: PSK, LLC, \$ 2,442 A motion was made by J. Dempsey, seconded by S. Gabiga to approve. Vote unanimous. Motion carried.

A motion was made by J Dempsey, seconded by D Gagnon to request additional appropriation of \$25,000.00 to line item 51730, planning services. Vote: Unanimous. Motion carried.

5. Reports:

a. ZEO

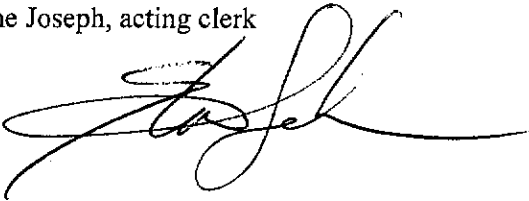
The April 2010 zoning activities report submitted by Ben Hull, Zoning Enforcement Officer, was

distributed for review

- b. Regulations – outdoor dining regulations. Mr. Taggitt reported that an application will be submitted with proposed outdoor dining regulations.
 - c. Zoning Map Subcommittee - scheduled for release June 1, 2010, the effective date.
 - d. Regional Planning Commission – no report
6. Old Business:
- a. Appl. Special Permit, Rear Lots - Tucker Development Group, LLC - tabled
 - b. Appl. Subdivision/Re-subdivision - Tucker Development Group, LLC - tabled
 - c. Appl. Special Permit, Rear Lots - G. C. Lisbon LLC - tabled
 - d. Appl. Subdivision/Re-subdivision - G. C. Lisbon LLC - tabled
 - e. Blight Ordinance – no update
7. New Business:
- a. Receipt of New Applications
 - 1. Appl. Special Permit-Sand & Gravel Removal, PSK Realty – receipt of \$210.00 application fee. Proposed 35,000+/- cubic yards of gravel to be removed for farm pond. A motion was made by J. Dempsey, seconded by R. Browne to accept the application for review. Vote: Unanimous. Motion carried.
 - b. Referrals - none
8. Any other business which may properly come before the commission - A motion was made by R. Browne, seconded by R. Giroux, to add "Enforcement Action". Vote: Unanimous. Motion carried
- a. Enforcement Action, a motion was made by D. Gagnon, seconded by R. Browne, to turn the issues of the 10 Tunnel Hill Rd. property over to the ZEO and Town Council for enforcement action. Vote: Unanimous. Motion carried.
9. Public Comment
10. A motion was made by R. Brown, seconded by J. Dempsey, to adjourn at 7:59PM. Vote: Unanimous. Motion carried.

Robert D. Adams, Chairman

Elaine Joseph, acting clerk



RECEIVED FOR RECORD AT LISBON
CT ON 5-11-2010 AT 11:30 AM
ATTEST. BETSY M. BARRETT, TOWN CLERK