

L. J.

Town of Vernon  
Conservation Commission Meeting  
Monday, August 17, 2015  
7:00pm  
Council Chambers, 3<sup>rd</sup> Floor, 14 Park Place  
Rockville / Vernon, CT

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VERNON TOWN CLERK  
15 SEP 22 PM 2:19

**APPROVED MINUTES**

**1. Call to Order & Roll Call**

Meeting was called to order at 7:00pm by Chairman Ryan Goad. Present were Commission members Jim Simon and Richard Clark. Also present was interim Town Planner Shaun Gately. Recording secretary: Audrey Lanz

**2. Administrative Actions**

**A. Acceptance of minutes of June 15, 2015 meeting.**

A motion to accept the June 15 minutes was made by Commissioner Simon and seconded by Commissioner Clark. Motion passed unanimously.

**B. Communications Received**

HABITAT Newsletter

**C. Application related correspondence: IWC and PZC applications**

Application (IWC-2015-04) of David Trojanowski for a Wetlands permit for property improvements at #76 Tallwood Drive (Assessor's ID: Map #311, Block #428, Lot/Parcel #00001).

- Interim Town Planner, Shaun Gately, will send to the Commission a brief summary of what the applicant plans to improve.
- Chairman Ryan Goad will look into what endangered species might be in the area.

Application (PZ-2015-10) of First Hartford Realty Corp. for a special permit/site plan of development to construct a convenience store / gasoline sales for Cumberland Farms at #343 Hartford Tpke (Assessor's ID: Map #11, Block #0011, Lot/Parcel #0008).

- A discussion ensued on the side yard and the neighboring houses.
- A discussion ensued on the back tree line; Applicant plans to plant a hedge row

Application (PZ-2015-11) of Bryan Flint, Cornerstone Foundation for a special permit for an emergency shelter at #32 School Street (Assessor's ID: Map #40, Block #110, Lot/Parcel #5).

- The commission had no comments on this application

Application (PZ-2015-12) of Timothy Spangler & Yingfan Tong for a special permit for massage therapy at #538 Talcottville Road (Assessor's ID: Map #8, Block #24, Lot/Parcel #5B).

- The commission had no comments on this application.

**D. Letters sent by Conservation Commission last month**

None

**E. Organizational considerations**

None

**3. Continuing business**

**A. Invasive aquatic plants and lakes management**

None

**B. Bolton Lakes Issues**

Tuesday September 1<sup>st</sup> at 7pm in the Tolland Agricultural Center there will be a forum on the Importance of Preserving the Atlantic White Cedar on Upper Bolton Lake.

**C. Open Space Program**

A nonprofit LLC was formed in order to purchase the Strong Farm land.

**D. Future Activities / Opportunities**

The Vernon Riffle Bio assessment will take place on October 17<sup>th</sup> beginning at 9am.

**4. New Business**

A discussion ensued on the construction of solar panels both residential and commercial. Vernon has no zoning regulations pertaining to solar panels.

- Chairman Ryan Goad handed out Vernon Regulations Section 13 Performance Standards and a sample of Sturbridge Massachusetts' Zoning regulations on solar panels.
- The commission will be submitting some recommendations to the Planning & Zoning Commission on solar panel regulations.

A discussion ensued on updating the Conservation website. Chairman Goad will submit any changes/corrections/deletions to Interim Town Planner Shaun Gately who will then submit it to the IT dept.

**5. Other Goals**

None

**6. Adjournment**

Commissioner Simon made a motion to adjourn the meeting and was seconded by Commissioner Clark. Motion passed unanimously and the meeting adjourned at 7:52pm.

Respectfully submitted,



Audrey Lanz  
Recording Secretary

**NOT ORIGINAL SIGNATURE**