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TOWN OF VERNON
Planning & Zoning Commission (PZC)
Meeting Minutes – *DRAFT*
Thursday, August 6, 2015
7:30pm
Council Chambers, Third Floor
Memorial Building
14 Park Place, Vernon, CT

1. Call to Order & Roll Call

- Meeting was called to order by Chairman Charles Bardes at 7:30 pm.
- **Regular members present:** Charles Bardes, Victor Riscassi, Ron Scussel, Wes Shorts, Peter Hobbs, Chet Morgan sitting in for John Kleinhans and Roland Klee sitting in for Hector Reveron.
- **Staff Present:** Shaun Gately, Economic Development Coordinator
- **Recording Secretary:** Audrey Lanz

2. Administrative Actions / Requests

2.1 Amendment / Adoption of Agenda - Additional business to be considered under agenda item #5 "Other Business".

- Receive application PZ-2015-12 under agenda item 4.1.2
- A CGS 8-24 referral under agenda item 4.2

A motion to accept the agenda as amended was made by Ron Scussel and seconded by Victor Riscassi. Motion passed unanimously.

2.2 Communications received NOT related to agenda items.

- None

2.3 Acceptance of Minutes from the 06/4/2015 PZC meeting.

- The acceptance of the minutes will be moved to the next regularly scheduled PZC meeting on 8/20/2015.

3. Public Hearings and Action on Applications

3.1 Application (PZ-2015-09) of Talcottville Development Co. LLC for a Resubdivision into 2 lots at #57 & #163 Hartford Tpke (Assessor's ID: Map #1, Block #158, Lot/Parcel #00057 & #00163).

- Chet Morgan made a motion to open the Public Hearing for Application (PZ-2015-09). Ron Scussel seconded the motion and the motion passed with one abstention from Victor Riscassi.
- Shaun Gately, Economic Development Coordinator, read into record a letter from Attorney Dorian Famiglietti on behalf of the applicant requesting the Public Hearing to stay open until the PZC meeting of September 3, 2015.

- Chet Morgan made a motion to grant the request of Application (PZ-2015-09) to keep the Public Hearing open until the September 3, 2015 PZC meeting. Peter Hobbs seconded the motion and the motion passed with one abstention from Victor Riscassi.

4. Other Business

4.1 Receipt of Application

4.1.1 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).

- Ron Scussel made a motion to hold a Public Hearing for Application (PZ-2015-11) at the next regularly scheduled PZC Meeting on August 20, 2015. Wes Shorts seconded the motion and the motion passed unanimously.

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

- Peter Hobbs made a motion to hold the Public Hearing for Application (PZ-2015-12) at the September 3, 2015 PZC meeting. Chet Morgan seconded the motion and the motion passed unanimously.

4.2 Additional business to be considered should be introduced under PZC meeting agenda item "#2.1 Amendment / Adoption of Agenda" at the beginning of the meeting.

- Shaun Gately, Economic Development Coordinator, read into record a memo and email on a CGS 8-24 referral for the sale of a 20 foot strip of land from the Town of Vernon to the owners at 85 Franklin Street.
- Chet Morgan made a motion to accept the request and was seconded by Ron Scussel. The motion passed unanimously with one abstention from Roland Klee.

5. Adjournment

A motion was made by Ron Scussel and seconded by Peter Hobbs to adjourn the meeting. The motion was carried unanimously. Meeting adjourned at 7:57 pm.

Respectfully Submitted,

Audrey Lanz

Audrey Lanz
Recording Secretary