

PLANNING COMMISSION
REGULAR MEETING
THURSDAY, December 1, 2011
Town Council Chambers, Town Hall Annex

Meeting Minutes

1. The Regular Meeting of the Ledyard Planning Commission was called to order by Mike Cherry on Thursday, December 1, 2011 at 7:08 p.m. in the Council Chambers, Ledyard Town Hall Annex, 741 Colonel Ledyard Highway, Ledyard, CT.

2. Roll Call: Regular Members Present: Mike Cherry, Roger Tremblay, Ken Koe excused absence, Ed Lynch , Naomi Rodriguez.

Alternate members present: Tom Baudro, seated for the vacant position

Also Present: Charles Karno, Town Planner

3. Approval of Minutes.

Roger Tremblay made a motion to approve the public hearing and regular meeting minutes of November 3, 2011, seconded by Ed Lynch. Motion approved 5-0.

4. Correspondence/Reports:

- a. Lantern Hill dam and road repairs – received a letter from the state DEEP. The DEEP waived the public hearing requirement for reviewing the repair work and if 25 or more persons sign a petition then a public hearing would be scheduled.
- b. Email from Kristin Clarke stating that she has accepted a position as the director of development and planning in the city of New London.
- c. Eric Treaster sent an email concerning the December 8th meeting to discuss the regulation harmonization committee. The zoning commission has completed the re-write and the committee needs to review the draft. Ed Lynch stated he is willing to continue his membership on the committee.

5. Business:

- a) Application # 520: Proposed subdivision at Map 134, Block 140, Lot 1322 (Baldwin Ridge Industrial Park); B&R Holdings, LLC (owner/applicant) 5-lot subdivision of 32.4 acres; CIP zone. Discussion & possible decision.

Discussion:

Mike Cherry opened the discussion. He stated that two conditions for approval were needed. The first condition is monumentation of the proposed lots and the second condition is obtaining a drainage easement for the retention basins.

Therefore Mike Cherry made a motion to approve application 520 prior to filing the Mylar with the following two conditions:

1. Drainage and conservation easements be reviewed and approved by the town engineer, and that the drainage basins be installed including the proposed swale before the sale of lots 2, 3 and 4.
2. Monumentation be in place.

Motion seconded by Tom Baudro. Motion approved 5-0

- b) Application #522: Proposed resubdivision at 40 Chriswood Trace, Green Falls Associates, LLC Profit Sharing Plan (owner/applicant), 2-lot resubdivision of 2.76 acres. An R-60 zone. Discussion & possible decision.

Mike Cherry made a motion to approve application 522 with the condition that the boundary line adjustment be made prior to filling the Mylars.

Discussion: None

Motion seconded by Naomi Rodriguez Motion approved 5-0.

- d) Acknowledge receipt of any new subdivision applications.

None

6. A motion was made to adjourn the regular meeting by Ed Lynch, seconded by Naomi Rodriguez. Motion approved 5-0. Meeting adjourned at 8:39 p.m.

For the Commission,

Ed Lynch, Secretary