

**TOWN OF CROMWELL
PLANNING AND ZONING COMMISSION**

PUBLIC HEARING AND SPECIAL MEETING
12:00 P.M. SATURDAY, MARCH 24, 2007
123 NORTH ROAD, CROMWELL

MINUTES AND RECORD OF VOTES

1. Call to Order: Chairman Robert Townsend called the meeting to order at 12:02 p.m.

2. Roll Call:

Present: Robert Townsend, Mark Corvo, Peter Keithan, Michael Cannata (arrived 12:07 pm), Thomas Madden, and Alternate Linda Duren. Also Present: Town Planner Craig Minor

Absent: Peter Hanson, Al Diaz, Joseph Cardillo, Jeffrey Polke, Alternate Barry McGuiness, Alternate Phil Halibozek.

3. Seating of Alternates: Alternate Linda Duren was seated.

4. Site Inspection of Application #07-03: "NorthWoods" Conservation Subdivision.

Acting Clerk advised the members to stay with the chairman because the minutes would only reflect what was said to or in the immediate area of the chairman.

James Cassidy of Hallisey, Pearson and Cassidy led the group on a tour of the site.

The group initially followed the route of the proposed southern road, which was marked with stakes to indicate the centerline of the road. Mr. Cassidy noted that the road entrance is as far south as it can be for optimal sight line distances on North Road. Mr. Cassidy pointed to the stakes which mark the location of proposed house sites.

The tour participants walked west, and Mr. Cassidy pointed to the location of the proposed box culverts under the eastern stream. At that point the tour participants turned south, and resumed walking west along the existing path which is proposed to be part of the protected open space.

Mr. Cassidy noted that there would be a "plank bridge" for pedestrians to cross the streams that the path crosses. The path leading up to and away from the plank bridges will be slightly graded, with "erosion bars" across the path at appropriate intervals.

Tour participants stopped at a point due south of the cul-de-sac, where Mr. Cassidy pointed out some additional house location stakes. He noted that the driveways to these houses would be at the current grade.

The tour participants continued west to the eastern bank of the Mattabasset River. They then returned along the path to a point due south of the cul-de-sac and turned north, and resumed walking east along the centerline of the northern road to a point opposite the existing gambrel-roofed house.

5. Adjourn:

Linda Duren made a motion seconded by Peter Keithan to adjourn at 1:35 p.m. All were in favor.

Respectfully submitted,

**Craig Minor, AICP
Town Planner**