

## AGENDA

### 1. Call to Order

Chairman Lentz called the meeting to order at 7:01 PM. Members present and seated were Lentz, Hogarty, Cook, McLaughlin, Tobelman. Alternates present were Warren (seated for McGuinness until his arrival) and Martin. Both McGuinness and Drew arrived during the meeting. Others present included ZEO Tom Talbot and Building Official Richard Pleines.

It was noted the scheduled Public Hearing was cancelled as application was withdrawn.

### 2. Minutes of Regular Meeting November 15, 2022

**Motion by Hogarty, second by McLaughlin, to approve November 15, 2022 Minutes with the addition of Becky Goetsch and Scott Papoosha in attendance. PASSED UNANIMOUSLY.**

Paul McGuinness arrived at this time and was seated.

### 3. Visitors

Scott Kasper and Eileen Unger were present as visitors.

### 4. Communications and Bills – none.

### 5. Old Business – none.

Alternate Mike Drew arrived at this time, was not seated.

### 6. Zoning Enforcement Officer's Report

ZEO Tom Talbot reported on the following items –

1. River Road – saw no sign of anyone living there, no action taken at this time.

2. Turnbridge Lighting – visited the Johnstones, didn't see anything actionable. He will put something in writing so they can take it to Zoning Board of Appeals.

3. Running Brook Farms – ZEO Talbot noted RBF will be submitting a wetlands application and at the same time resubmitting their Special Exception application. ZEO will wait until both of these applications work their way through the system before going back to the Commission's attorney and before the Judge. He indicated he needs to walk into court with a comprehensive action. It looks like the Wetlands application will be next month and the Planning & Zoning public hearing will be in February. Chairman Lentz noted they haven't applied for their 3 month grinding application. ZEO noted they have an attorney now and he has a call in to him.

Stephanie Warren noted they have a huge pile of freshly chopped wood. Is that covered? The only wood that should be there is wood cut for fire wood. Talbot noted there are several issues that have to be addressed when they submit a new application. Lentz noted the DEEP application never came before the Commission.

Chairman Lentz asked what the new application was going to be based on. Talbot said the last application was very vague and withdrawn. Narrative in the last application was not specific.

Hogarty asked what the status was of the wood burning furnaces relative to DEEP. Talbot noted that should be discussed with the Building Inspector. He is working through that matter.

7. New Business

- a. Special Exception/Site Plan Approval – Papoosha Real Estate Investors LLC for Special Principal Use, tree, log or brush processing business, Commercial District, Tax Map 28, Parcel 39, Zoning District C, 219 Route 80, Killingworth CT 06419

**APPLICATION WITHDRAWN**

- b. Election of Officers

**Motion by McLaughlin, second by Cook, to re-elect same slate of officers – Lentz, Chairman; Hogarty, Vice Chair and McGuinness, Secretary. PASSED UNANIMOUSLY.**

- c. Appointment of ZEO

Chairman Lentz noted Talbot wanted to step down as ZEO but was willing to stay until a replacement was found. He should be reappointed until there is a replacement.

**Motion by Hogarty, second by McLaughlin, to appoint Tom Talbot as ZEO until his replacement is found. PASSED UNANIMOUSLY.**

- d. Endorsement of RiverCog Representative

**Motion by Cook, second by Hogarty, to reappoint Warren and Martin as RiverCog representatives and endorse Cotillo to the IWWC. PASSED UNANIMOUSLY.**

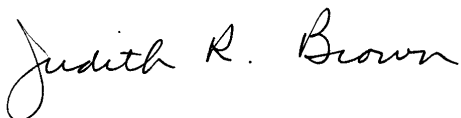
8. Report of Officers and Subcommittees

RiverCog representative Martin noted Durham has eliminated the reserve septic discharge area bringing the acreage down to 1.5 acres.

9. Adjournment

Meeting adjourned at 7:42 PM.

Respectfully submitted,



Judith R. Brown, Recording Secretary