

SEYMOUR PLANNING & ZONING COMMISSION

COPY RECEIVED  
DATE: 7/16/18  
TIME: 11:00am  
TOWN CLERK'S OFFICE

Regular Meeting Minutes  
July 12, 2018  
Norma Drummer Room, Town Hall

Members Present: J.Ziehl, W. Birdsell, J. Niezelski, J. Brennan

Member Absent: T.Lav ranchuk

Others Present: Bill Paecht, Bryan Neseriak, J. Baldwin

The meeting was called to order at 7:30 p.m. by Chairman, J. Ziehl. Mr. Ziehl noted that items 7 and 8 will be heard after item #10.

**4. Public Comment**

There was no one from the public wishing to speak.

**5 Approval of Minutes, June 14, 2018**

J. Ziehl noted that there was no need for the first motion listed in the minutes.

**MOTION:** J. Niezelski/W. Birdsell to approve the minutes with the noted correction.  
Motion Carried 4-0.

**6. Zoning Enforcement Officers Report.**

The members reviewed the report from B. Paecht for the period 6/15/18 to 7/11/18. Mr. Paecht stated that John Allen is still working on his project. B. Nesteriak stated that there is a Wetlands application but he has not seen a site plan and nothing has been submitted to Planning and Zoning. Mr. Birdsell stated that the cease and desist should remain. Mr. Nesteriak stated that the cease and desist is with the attorneys and they are trying to work something out. He also stated that they need to get inland Wetlands approval before P&Z can act. Mr. Ziehl stated that he will speak with the attorney regarding this.

Mr. Paecht stated that there is an issue on Route 34. He stated that they are renting out an office at the old pier 34 and Citgo station and he sent out a letters and informed them that to stop. He stated that they are also setting up a dealership and they have not replied to any phone calls he made. He stated that the cars are still there and this is not allowed. They are only allowed to use office and one parking space. He stated that he will issue a cease and desist when the time is appropriate.

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### **10. Solar Panel Regulations.**

The members reviewed the draft regulation. Mr. Nesteriak stated that they need to consider where they should go on properties and what setbacks would be appropriate. He stated that it should be an accessory. He recommended looking at the regulations and see what the setbacks are for accessory building and also height. He stated that the Commission needs to make sure there are proper regulations. Jim Baldwin stated that the Commission needs to consider how they want to deal with the regulating these and how ground structure would be treated. He stated that the Commission may also want to consider where they can be located on a property. He stated that there is a lot to consider regarding this issue. Mr. Ziehl felt that the matter should be tabled and all members should get copies of the draft regulation.

### **7. Merger of 3 properties; to two. 16, 20, 22 Progress Avenue.**

### **8. Lot 10 to be consolidated into Lot 9R and Lot 11\$ Progress Avenue; signing of mylar.**

Atty. A. Minchella was present regarding these matters. He presented the mylar and stated that it is a lot revision so a site plan can be approved. Lot 10 is going to be going into the former Lots 9 and 11. Mr. Nesteriak stated that a deed should be filed and Atty. Minchella stated that it will be. Mr. Nesteriak also asked to have it submitted to the Land Use Office.

**MOTION:** J. Niezelski/W.Birdsell to have the chairman and secretary sign the mylar.

**Motion Carried:** 3-1 with J. Brennan opposed.

### **11. Correspondence**

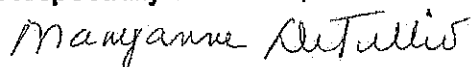
Mr. Ziehl stated that there was no correspondence to review.

**MOTION:** J. Niezelski/W. Birdsell to adjourn the meeting.

**Motion Carried:** 4-0.

The meeting was adjourned at 7:40 p.m.

Respectfully submitted,



Maryanne DeTullio, Recording Secretary