

**TOWN OF BARKHAMSTED
PLANNING AND ZONING COMMISSION
MINUTES OF WORKSHOP MEETING
THURSDAY, MARCH 26, 2009**

1. CALL TO ORDER

Chairman Christina Lavieri called the meeting to order at 7:00 p.m. Members present were James Hart, John Polderman and Sharon Neumann-Lynes, and alternate, Todd Beland. Chairman Lavieri sat Todd Beland for Janet Bailey. Also present was Zoning Enforcement Officer, Rista Holda.

2. INFORMAL DISCUSSION WITH MARK DRUMMEY REGARDING PROPERTY ON HILLCREST DRIVE.

Neumann-Lynes wanted the commission to clarify that this was an informal discussion and nothing is binding on future applications or testimony.

Mr. Drummey passed out maps of the property on Hillcrest Drive to all the commission members. He advised the board of the options they were looking into for subdividing the property. He had previously spoken with Rista Holda, ZEO. Hart felt he should hire an engineer and land use attorney.

3. INFORMAL DISCUSSION WITH OPTIWIND REGARDING WIND TURBINES AT NORTHWESTERN REGIONAL NO. 7.

Clint Montgomery, Superintendent of Northwestern Regional No. 7 was present and spoke regarding the school teaching kids about renewable energy and going green. "Green Science" has many employment opportunities. Mr. David Hurwitt from Optiwind was present to speak regarding the wind turbines. He showed the commission photos of the type of turbine that would be placed at the school. An application would have to be filed with the Planning and Zoning Commission for the "test site".

Hart made a motion to amend the agenda to consider Item #5 on the agenda ahead of Item # 4, seconded by Polderman and unanimously approved.

4. CONSIDERATION OF RECOMMENDATIONS FOR REPLACEMENT OF JANET BAILEY

Hart made a motion to amend the agenda item to read "Consideration of recommendations for replacement of Janet Bailey", seconded by Polderman and unanimously approved. Chairman Lavieri advised the commission that Janet Bailey has resigned and there are two candidates. Todd Beland and Wayne Renfrew. Janet Bailey's term is up on 12/31/09. Both candidates gave a little background information on themselves and they let the commission ask questions.

Hart made a motion to nominate and elect Wayne Renfrew to replace Janet Bailey, seconded by Polderman. Neumann-Lynes made a motion to nominate Todd Beland to replace Janet Bailey, seconded by Beland.

Hart made a motion to close the nominations, seconded by Polderman and unanimously approved.

The vote was three in favor (Hart, Lavieri and Polderman) for Renfrew and two in favor (Neumann-Lynes and Beland) of Beland.

Wayne Renfrew was elected by a three to two vote to replace Janet Bailey.

5. DISCUSSION ON AFFORDABLE HOUSING, CLUSTER HOUSING AND MISCELLANEOUS REGULATION AMENDMENTS.

Lavieri handed out the flyers from her Affordable Housing Seminar. Selectman Donald S. Stein was present and asked if he could speak regarding a meeting he had gone to in Falls Village on Affordable Housing, which was sponsored by the Collaborative. Selectman Stein also informed the commission that the Grant application for help determining placement of affordable housing may be on hold and we are not sure if it has been accepted yet.

The commission decided to table the discussion on open space, miscellaneous zoning regulation changes and cluster housing until the end of the Summer.

4. APPROVAL OF MINUTES:

Hart made a motion to approve the minutes of February 26, 2009, seconded by Neumann-Lynes and unanimously approved.

6. CORRESPONDENCE: Lavieri read the correspondence and no action was taken. There was an e-mail from commission alternate, Storm Connors, Lavieri asked staff to clarify some of the comments and bring back to the commission.

7. ANY OTHER BUSINESS LEGAL AND PROPER TO COME BEFORE SAID MEETING:

Neumann-Lynes feels the commission should ask for Dean Martel's resignation. Lavieri said she would call Mr. Martel and speak with him.

8. PUBLIC COMMENT:

Tim Grohowski had a question on calculating the frontage on Mark Drummey's property. He will come in next week and meet with staff.

Hart made a motion to adjourn at 8:35 pm, seconded by Polderman and unanimously approved.

Respectfully submitted

James Hart - Secretary