

**PLANNING & ZONING COMMISSION
TOWN OF SCOTLAND
P.O. Box 122, 9 Devotion Rd, Scotland, CT 06264
Telephone: (860) 423-9634**

**July 19, 2017 REGULAR MEETING
7:30 PM –SCOTLAND FIRE DEPARTMENT MEMORIAL HALL
47 BROOK ROAD, SCOTLAND, CT**

MEETING MINUTES

I. Call to Order. Chairman Gary Greenberg called the meeting to order at 7:34 p.m.
II. Roll Call/Seating of Alternates. In Attendance: Chairman Gary Greenberg, Vice-Chairman Terry Delaney, Secretary Larry Miller, Peter Martin, George Perry and Alt. Henry Bowers and Alt. Wendy Sears. Absent: Lee Hebert, Robert Brautigam, and Alt. Jeff Jakubowski. Commissioners Sears and Bowers were seated for Brautigam and Hebert. Staff in Attendance: Liz Burdick, ZEO and John Filchak, Executive Director, NECCOG.

III. Additions to and/or Changes in the Order of the Agenda. None.

IV. Approval of the Minutes– June 21st, 2017 Meeting.

Upon MOTION by Terry Delaney, Seconded by Peter Martin, It was voted unanimously to APPROVE the minutes of the 06/21/2017 PZC meeting with the following change: Section IV –Approval of Minutes –MOTION made by Robert Brautigam (not Terry Delaney).

V. Audience of Citizens. None.

VI. New Business: None.

VII. Public Hearings: None.

VIII. Old Business. Commission Discussion of Final Draft 2017-2027 Scotland Plan of Conservation and Development (POCD), POCD Subcommittee Chair Wendy Sears.

Chairman Greenberg asked for comments of the Final Draft 2017-2027 Scotland POCD.

Peter Martin had the following comments/requests for clarification: Pages 22-23, 2nd paragraph – clarify percentages. Page 26, 2nd paragraph, research perpendicular v. between Rte 14 and Merrick Brook. Page 18, red paragraph,

change “towns and cities” to “municipalities”. Page 25, 2nd paragraph – add Waldo River as significant stream. Page 49, trail maps, add Merrick Brook walking, and include a future plan of walking trails possibly in reference to page 37. 2nd paragraph on page 89 & 98 maps don’t line up correctly. Page 12, maybe write population in chronological order. Terry Delaney also noted some wording that could be used to be put in chronological order on page 13 to alleviate redundancies. Gary Greenberg to adjust those paragraphs on page 12 and 13. Page 49,

Terry Delaney followed with his list of comments. Page 26, farm land soils, make definition changes, continue to purchase farmland regardless, fee in lieu of open space, Greenberg will rewrite. A suggestion by Wendy Sears is there a way the town can help residents follow suit in renewable energy resources? There was info brought up regarding the renewable energy assistance to residents is that there are programs made specifically for this task, it’s just finding a viable one. Delaney resumed. Page 79, making a suggestion to open some space for industry, encourage economic development. Gary says its vaguely covered under page 81, they could add an item to revise the zoning regulations for that topic. He also stated an objective that should be added is “create an economic development commission.” Page 80, revise the phrase “gig economy”, some wording changes, for farms producing food for local markets, eliminate the word “food” and revise to “producing for local markets”. Page 94, “Skagway” is to be revised to full name of the park (Pagans?) and add Joshua’s Trust. It was noted by someone else to have an access road maintained on part of the Mohegan forest by Route 97.

ZEO Liz Burdick suggested adding a bullet on page 44 for Lack of Age-Restricted & Senior Housing and on Page 45, add Age-Restricted and Senior Housing Regulations.

Larry had noted on page 70 have the correct houses to align with the correct text. Wendy said it was brought to her attention to add more photos of popularly talked about items such as the town hall, etc. Also, to add in some history about burying grounds. Henry had a specific question on page 26, recommendation for rewrite or clarification in the 2nd paragraph regarding the purchasing of farm land and discussed Page 58, Education. Joanna Fisher had noted a change needed to be made regarding Quinnebaug Valley Community College and to adjust the time to 30 minutes, since the future of the Willimantic campus is uncertain.

Peter had brought up a topic about prioritization. John Filchak had stated that other towns create a “top ten” priorities list or a “top five” in the front of the plan of conservation book. It was generally agreed upon by the members, that the list would include things such as having one zip code, rewriting the zoning

regulations, establishment of a conservation commission & economic development commission.

There was general discussion about the public hearing set for August 16, 2017 and required public notice

IX. Sub-Committee Reports. None.

X. Audience of Citizens. None.

XI. Administrative Reports. None.

XII. Communications and Bills. None.

XIII. Commission Open Discussion. None.

XIV. Adjournment.

Upon MOTION by Peter Martin, seconded by Larry Miller, it was voted to ADJOURN the meeting at 8:53 p.m.

Respectfully submitted,

Joanna Fisher
Recording Secretary

APPROVED BY THE SCOTLAND PLANNING & ZONING COMMISSION ON _____.