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## TOWN OF BETHEL LAND USE DEPARTMENT

Clifford J. Hurgin Municipal Center  
1 School Street  
Bethel, Connecticut 06801

### PLANNING & ZONING COMMISSION SPECIAL MEETING MINUTES

June 4, 2024

7:00 p.m.

Bethel Municipal Center

Meeting Room D & Google Meet

**Commissioners Present:** K. Grant, *Vice-Chair*, D. Ryan, R. Legnard, S. Braden, K. Parsons, E. Brudvig

**Commissioners Absent:** P. Shanley, *Chair*; M. Kozlowski, D. Cuny

**Staff Present:** D. McCollum, *Land Use Coordinator*; Attorney C. Andres, *Land Use Counsel*

**Meeting to Order:** K. Grant called the meeting to order at 7:04 p.m., and led the Commission in the Pledge of Allegiance. Commission and Staff introduced themselves to the assembled public.

#### **PUBLIC HEARING (cont):**

#### **Tim Draper, 9 Putnam Park Road, 8-30g Affordable Housing, 6 Units**

Attorney N. Marcus, Cohen and Wolf, PC and S. Trinkaus, Trinkaus Engineering LLC, appeared for the applicant.

Attorney N. Marcus discussed the Commission's concerns from the previous meeting on May 14, 2024 regarding the proposed septic system.

S. Trinkaus discussed his recent response comments to SLR, Health Department and Civill, dated June 4, 2024.

D. McCollum stated soil tests were conducted by M. Sanford, Soil Scientist, SLR, on 123 Milwaukee Avenue and 125 Milwaukee Avenue. The Commission was handed out and discussed information on M. Sanford, Soil Scientist resume dated June 4, 2024, a response letter from J. McManus, Soil Scientist dated June 4, 2024 and packet of field cards on 9 Putnam Park Road.

L. Vasile, Health Department Director, briefly discussed her most recent review comments dated June 1, 2024, and expressed that the application does not meet Public Health Code on site disposal regulations.

T. Richie, P.E, SLR Consulting discussed recent SLR comments dated June 3, 2024.

C. Pawlowski, P.E, Civil 1 Engineers, discussed comments from Civil 1 report that was dated June 3, 2024.

T. Draper, the applicant, spoke about the application.

K. Grant opened to comments and/or questions from the public and Commission.

Those who spoke:

- Michele Leone 8 Putnam Park Road

Attorney N. Marcus, S. Trinkaus, D. McCollum and T. Draper, the applicant, responded to questions raised by the public and the Commission.

D. McCollum distributed an Affordable Housing History Memorandum, dated December 13, 2021, amended February 9, 2023 to the Commission. Discussion ensued.

Attorney C. Andres discussed with the Commission that when the Public Hearing is closed and moved to Work Session, the Commission can still discuss with the various consultants during the Work Session.

Upon pulling the Commission for consensus. K. Grant closed Public Hearing.

**ADJOURN:**

Motion by K. Parsons, seconded by S. Braden, to adjourn the meeting at 9:09 p.m. Motion passed unanimously.

Respectfully submitted,



Amanda Martinez  
Recording Secretary