

Minutes are considered "Draft" until approved by the Commission. Please contact the Planning and Zoning Office for a copy of final minutes.

TOWN OF FARMINGTON
ZONING BOARD OF APPEALS
PUBLIC AND REGULAR MINUTES
SPECIAL MEETING

March 23, 2015

Present were Chairman Mazzochi and Commissioners Callahan, Carrier, Llewellyn, Perry and Alternate Commissioner Palumbo and Assistant Town Planner. Chairman Mazzochi opened the meeting at 7:32 p.m.

Alternate Commissioner Palumbo was appointed to vote on behalf of Commissioner Giannaros.

Secretary Carrier read the agenda item into the record.

NEW BUSINESS

AJ&S Associates II, LLC – 1 and 3 Farmglen Blvd.

Modification of prior approval to reduce front yard setback from 65 feet to 19 feet for parking area, drive aisle and related improvements located at 1 and 3 Farmglen Blvd., PR zone. David Whitney summarized the last presentation on this matter. In preparation of a site plan modification application to the Plan & Zoning Commission a landscape architect came up with a slightly different parking lot design. For this reason they are before this Commission for review to show that they are not requesting any additional variances. John Stewart, Landscape Architect, CR3, was asked to create a landscape plan the new parking area. The parking area was modified to have curved edges creating additional parking spaces. Mr. Stewart reviewed the proposed planting in detail with a combination of evergreen and deciduous plantings. Commissioner Perry asked if there would be visibility concerns with the large maple trees planted at the entrance/exit of the new parking area.

Upon a motion made and seconded (Carrier/Perry) it was unanimously

VOTED: to accept the modification, as presented in Detailed Plan of Proposed Additional Parking dated March 12, 2015 for AJ&S Associates II, LLC located at 1 and 3 Farmglen Blvd., PR Zone., as the changes are minor in nature and do not require additional variances.

MINUTES

Upon a motion made and seconded (Callahan/Llewellyn) it was unanimously

VOTED: To approved the minutes of the February 17, 2015 meeting.

The meeting adjourned at 7:45 p.m.

SJM