

The meeting was called to order at 7:21 PM.

**MEMBERS PRESENT:** Doug Dubitsky (Chair), Helen Weingart, Dave Garceau (virtually online), Eric Beer, Alternate Ken Fortier, Alternate Bill Ireland.

**MEMBERS ABSENT:** Pete Fiasconaro, Randy Godaire, Alan Burdick.

**ALTERNATES SEATED:** Seat Ken Fortier for Pete Fiasconaro and seat Bill Ireland for Alan Burdick.

**ALSO PRESENT:** First Selectman Bill Rose, Zoning Enforcement Officer (ZEO) Jay Gigliotti (virtually online), Jim Larkin from NECOGG.

**OLD BUSINESS:**

**A. Plan of Conservation & Development:**

H. Weingart asked why the Public Visioning Sessions are included (last done in 2010) and whether they are still relevant. D. Dubitsky suggested leaving in since this is an update, not a revision. Jim Larkin reported that the complete report is included in the Appendix of the 2010 POCD. The Commission reviewed the draft POCD with the following changes:

**Chaplin Today & Tomorrow**

Pg. 1 – reduce size of Population Trend graphic and move to bottom of page, add graphics based on 2<sup>nd</sup> paragraph with the Natchaug River, forests and farms; change Sherman’s Corner to Route 198; H. Weingart suggested adding the new Town Seal that will be included somewhere in the document.

**Vision for the Future of Chaplin**

Pg. 6 – delete the 2<sup>nd</sup> paragraph in red pertaining to change is inevitable; 3<sup>rd</sup> paragraph should read – Our goal is to preserve our town’s most valuable assets and provide long term benefits to our community.

**Business & Employment**

Pg. 7 – Jim Larkin will verify the number of businesses and how the Employment Profile for Government is calculated (drastic change from 2010); change “decrease of 165 in 2010” to “decrease of 165 from 2010”.

**Tax Base**

Pg. 8 – H. Weingart reported that the percentage of property tax (includes personal property) was 25.9% for Algonquin and 6.8% for Eversource and will be added to this section; delete the Top Ten Taxpayers List; update the photo.

**Western Route 6 Corridor**

Pg. 9 – check with the Road Engineer to determine whether to keep the goal regarding reducing the number of driveways and other curb cuts - leave in if less curb cuts reduce accidents, delete if more curb cuts reduce speed and reduce accidents.

Pg. 10 –delete Sherman’s Corner from the graphic (replacing terminology to get away from nodes).

**Strategies for Implementation**

Pg. 10 - remove 2<sup>nd</sup> sentence pertaining to development illustrated in the graphics (no graphics shown); more narrative will be added by Jim Larkin pertaining to the Commission's decision on Scenario #1 versus Scenario #3 for the Business Zone.

Pg. 11 – delete items in red that have strike outs; delete photo of map.

### **Home-based Businesses**

Pg. 11 – delete first two sentences in strategy pertaining to updating Zoning Regulations (already reviewed and updated by the PZC).

### **Agriculture**

Pg. 12 – delete items in red that have strike outs; sentence near end of paragraph should read - Once these regulations have been applied, they should be reviewed to ensure they encourage agricultural uses as anticipated.

### **Existing Industrial Zone**

Pg. 12 - change “south of the Airline State Park Trail/Greenway” to “southern end of Route 6”; Jim Larkin will reword the rest of the paragraph to show that it is developable and the Economic Development Commission should continue to pursue.

### **Town-wide Economic Development Strategies**

Pg. 12 - 1<sup>st</sup> Strategy – get copies of the Route 6 Corridor Management Plan to the Commission members to review and vote on whether to update or eliminate; delete item in black with strike out; Jim Larkin will add information from the Economic Development Commission that encourages tourism and reword the 3<sup>rd</sup> Strategy.

Pg. 13 – delete items in red that have strike outs; delete 2<sup>nd</sup> strategy highlighted in yellow; 3<sup>rd</sup> Strategy - add “including agritourism”; D. Garceau asked about extending the Commercial Zone (the Commission talked about extending the zone from the Windham Town Line to Cross Rd) - D. Dubitsky suggested continuing the discussion at a regular PZC meeting.

### **Transportation**

Pg. 14 – update map; delete “Grand Army of the Republic Highway” in 2<sup>nd</sup> paragraph; define AADT (Annual Average Daily Travel); change “DOT” to “CT DOT” in 3<sup>rd</sup> paragraph.

### **Road Standards and Acceptance Practices**

Pg. 14 – delete 1<sup>st</sup> paragraph pertaining to Road Design Standards in Appendix A.

Pg. 15 – delete items in red that have strike outs; delete last sentence at top of page regarding improvement specifications (carried over from Pg. 14); 1<sup>st</sup> Strategy – change “Update” to “Periodically review”; delete 3<sup>rd</sup> Strategy regarding ordinance to require developers to cover the cost of inspections.

### **Safety Improvements**

Pg. 15 – delete items in red with strike outs; delete last sentence in 2<sup>nd</sup> paragraph regarding an area for future study; 1<sup>st</sup> Strategy – delete regarding design options to promote pedestrian and bicycle access; 4<sup>th</sup> Strategy – delete 2<sup>nd</sup> sentence pertaining to reducing the speed.

### **Drainage Improvements, Maintenance and Environmental Sustainability**

Pg. 16 – delete items in red that have strike outs; 2<sup>nd</sup> Strategy should read – Consider increasing the performance bond for new driveway aprons to ensure that aprons are installed properly.

### **Bridges**

Pg. 16 – Change “repaired” to “replaced” regarding the North Bear Hill Rd Bridge; change “built in 1926” to “repaired” regarding the Rte. 198 Bridge next to Diana's Pool; delete the last sentence pertaining to accommodations for pedestrians and bicyclists.

Pg. 17 – delete strategy at top of page (carried over from Pg. 16).

### **Discontinuance of Abandoned Roads**

Pg. 17 - change "study" to "continue assessing" in last sentence of 1<sup>st</sup> paragraph regarding closing portions of those roads; 2<sup>nd</sup> paragraph should read – Chaplin continues to identify abandoned roads and has recently discontinued part of Old Hampton Rd at the intersection of Cross Rd, Middle Rd, Tutko Rd and Ross Rd at Diana's Pool; 1<sup>st</sup> Strategy - delete last sentence regarding recreational trail easement; delete entire section of Ridesharing.

Pg. 18 – delete items in red that have strike outs, delete 1<sup>st</sup> paragraph and Strategy at top of page regarding Ridesharing (carried over from Pg. 17).

#### **Public Transit**

Pg. 18 - define ACS (American Community Survey).

Pg. 19 – delete items in red that have strike outs; delete 2<sup>nd</sup> paragraph highlighted in yellow regarding bicycle and pedestrian improvement; 1<sup>st</sup> Strategy – change "integrate" to "Consider"; 2<sup>nd</sup> Strategy – delete 2<sup>nd</sup> sentence pertaining to Share the Road signage; 4<sup>th</sup> Strategy - H. Weingart reported that the state's Vender in Place program is a reference to reducing the road to 11 ft to make room for foot and bike traffic; 6<sup>th</sup> Strategy – change "Create" to "Seek ways to"; 8<sup>th</sup> Strategy – add "Seek ways to" improve parking at the Chewink Rd/Airline Trail; 9<sup>th</sup> Strategy – delete regarding making a new connection to the Natchaug Trail.

H. Weingart worked with the Library Director and presented proposed changes. Jim Larkin presented the Commission with an update to Chapter 8 (pages 33-40).

The Commission set another special meeting for March 4<sup>th</sup> at 7pm at the Chaplin Senior Center to review the remainder of the POCD.

#### **ADJOURNMENT:**

**Motion to adjourn (10:00 PM) by E. Beer, seconded by D. Garceau. All in favor, motion carried.**

Respectfully submitted by,  
Recording Clerk Kathleen Scott