

**TOWN BEAUTIFICATION COMMITTEE
SPECIAL MEETING
NOVEMBER 17, 2017
CHESHIRE TOWN HALL
ROOM 207**

PRESENT: Bonaminio, Archibald, Vitarelli, Dillman, Fischer and Presnick-Lyon

ABSENT: Cacace, Meyerjack and O'Donnell

STAFF: Gerald L. Sitko, Economic Development Coordinator

CALL TO ORDER

Chairman Bonaminio called the special meeting to order at 8:01 a.m.

DETERMINATION OF QUORUM

The roll was called and a quorum was determined.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was recited.

COMMUNICATIONS

There were no communications.

BUSINESS

**Landscaping Plan – Cheshire Medical Associates, 266 & 292 South Main St.
Medical Building**

Mr. Sitko began by telling the committee that a few weeks ago plans that were submitted for a medical office building on the former Huxley's and Cheshire Cinema properties. The plans were put on hold due to the acquisition of the adjacent 7-Eleven property. The convenience store will be demolished and added to the site. The original plan will be amended.

Mr. Phil Doyle, representing Cheshire Medical Associates, addressed the committee and said he had worked for the developer on many office buildings. The work was mainly with hospital and doctor groups. He said this particular site was unusual and had been vacant for some time. It also has had pollution issues because Huxley's and the Cheshire Cinema had underground storage tank leakage but the state standards for remediation have been met and it is now safe to develop. He went on to say that they are also working in coordination with Dunkin' Donuts and Old Towne Condominiums.

Because of the late response from 7- Eleven, they are in the process of amending the proposed plan. Mr. Doyle went on to say that he has also met with the Board of Directors from Old Towne Condominiums because it is an abutting property. Old Towne would like to see screening such as a thick row of shrubs planted between the properties. Boxwood, Forsythia or Spyrea would be acceptable. However, the owners of Dunkin Donuts prefer not to have trees on their side but would like a small retaining wall with possibly some Bow Hall Maple trees and grasses.

The proposed building itself will be two stories in the front but will slope down in the rear making it 3 stories. It will be much like the MidState Medical building further down South Main Street. There will also be an entrance in the rear of the building.

The front street trees will include a variety of American Elm and Bow Hall Maples with Flowering Crab trees and Rose of Sharon at the corners. Irrigation will also be installed.

Construction is expected to start in the early spring pending approval from the Planning & Zoning Commission.

Ms. Dillman asked if the sides of the building would have for plantings and was told that there would be some trees to provide shade.

Mr. Doyle said he has worked with the Fire Department and currently there is no problem with emergency access. A traffic light is not warranted, according to DOT.

Mr. Bonaminio felt that the selection of plant material is very good and the plan itself looks great. Committee members concurred.

Ms. Archibald made a motion to accept the landscaping plan as presented. Ms. Vitarelli seconded the motion. All were in favor.

ADJOURNMENT

A motion was made to adjourn by Ms. Presnick-Lyon and seconded by Ms. Dillman. All were in favor.

The meeting ended at 8:58 a.m.

Attest:

Patricia W. Kuzmak, clerk
Town Beautification Committee