

**MEMORANDUM**

**OFFICE OF COMMUNITY DEVELOPMENT**

**CGS SECTION 8-24 REFERRAL FROM THE TOWN COUNCIL TO  
TOWN PLAN AND ZONING COMMISSION FOR  
ACCEPTANCE OF LAND DONATION  
LOT S-7 ECHO LANE-ESTATE OF CALVIN CARINI  
MEETING DATE: JULY 7, 2020**

REGULAR MEETING  
ITEM# 4 7-7-20 AGENDA

**To:**  
Town Plan and Zoning  
Commission

**From:**  
Office of Community  
Development Staff

**Memo Date:**  
July 2, 2020

**8-24 Review**  
Land Donation

**Planning Area**  
Fringe-Suburban

**REVIEW**

Included for Commission review are the following:

- A memorandum from Richard J. Johnson, Town Manager, dated June 24, 2020 regarding **Land Donation –CGS Sec.8-24**
- Location map of the parcel

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**DESCRIPTION**

A .7 acre parcel of land has been offered to the Town of Glastonbury as a land donation. This parcel is located at the end of the cul-de-sac of Echo Lane. It adjoins Smut Pond to the south and a conservation easement to the west and southwest. The parcel also is bisected by an intermittent stream.

**COMMISSION REVIEW**

Pursuant to Section 8-24 of the Connecticut General Statutes, the Commission’s role is to review the pending action of the Town Council referred to the Commission for a determination of consistency of the action with the Town’s Plan of Conservation and Development (POCD).

**CONSISTENCY WITH THE POCD**

The acceptance of the land donation of the Echo Lane parcel is consistent with the following goals and policies in the POCD:

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**CONSISTENCY WITH THE *POCD* CONTINUED....**

**To:**  
Town Plan and Zoning  
Commission

◆ **Town-wide Policy:**

Preserve large tracts of land, which ideally would connect to adjacent existing open space or undeveloped parcels, as opposed to small, scattered, fragmented areas.

**From:**  
Office of Community  
Development Staff

◆ **Resource Category Policy-Streambelts, Greenways and Trails**

While providing public walkways in appropriate areas, continue to protect the flood channels, streambelts and the habitat integrity of the Connecticut River and other important watercourse systems.

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Create continuous linear buffers along major watercourses, ... and to provide public pathways within some of these greenway buffers. Preservation of linkages to form a continuous streambelt along Roaring Brook, Salmon Brook and other streams and tributaries to provide greenbelt preservation.

**Planning Area**  
Fringe-Suburban

◆ **Resource Category Policy –Open Space for Natural Resource Preservation**

The Town's goal is to continue to receive land in fee by donation or purchase, or to protect with conservation easements land containing unique, significant or fragile natural resources; and furthermore, to link these lands, where appropriate, with adjacent and nearby open space lands, stream valleys, greenways and forestlands.

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**CONSISTENCY WITH THE *POCD* CONTINUED....**

**To:**  
Town Plan and Zoning  
Commission

◆ **Resource Category Policy-Streambelts, Greenways and Trails**

Maintain adequate preservation buffers around wetlands and water-courses and, where appropriate, protect these areas by conservation easements or acquisition.

**From:**  
Office of Community  
Development Staff

◆ **Planning Area 2 Policies-Streambelts, Greenways and Open Space**

Maintain adequate buffers around wetlands and vernal areas and pre-serve vegetation/habitat transition zones through open space purchase, donation or conservation easements.

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Continue protection of Roaring Brook and other watercourses with available preservation tools.

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Fringe-Suburban

**MOTION OF APPROVAL**

RESOLVED, that the Plan and Zoning Commission of the Town of Glastonbury approves the following action pursuant to Section 8-24 of the General Statutes of Connecticut:

Acceptance of the donation of a .7-acre property located at Lot S-7 Echo Lane. This action is pursuant to Section 8-24 of the General Statutes of Connecticut as the acceptance of the donation of this parcel is consistent with the policies of the Town of Glastonbury Plan of Conservation and Development.

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TOWN PLAN AND ZONING COMMISSION FOR ACCEPTANCE OF LAND  
DONATION  
LOT S-7 ECHO LANE-ESTATE OF CALVIN CARINI

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LOCATION OF PARCEL  
FOR LAND DONATION

