



City of Middletown Department of Land Use

245 deKoven Drive
Middletown, CT 06457
(860)638-4590
www.MiddletownCT.gov

MEMORANDUM

TO: The Middletown Planning & Zoning Commission

FROM: Marek Kozikowski, AICP, Director

DATE: July 9, 2021

RE: **CGS 8-24 Referral (GS 8-24 2021-16)**
Acceptance of Drainage Easement
Tall Timbers Road
S2007-2

Proposal

The City of Middletown submitted a request for a favorable report for the acceptance of a drainage easement associated with the acceptance of Tall Timbers Road as a city road pursuant to Connecticut General Statutes 8-24.

In 2007 the Planning and Zoning Commission approved Subdivision S #2007-2 which includes 8 building lots, a 3.855 ac open space parcel and a new private right-of-way to be granted to the Homeowner's Association and maps were recorded on the land records (#43-07, 44-07 and 58-07. Most houses and the road improvements are constructed.

On June 24, 2020 the Planning and Zoning Commission gave an affirmative G.S. 8-24 for the acceptance of Tall Timbers Road as a city road as constructed under Subdivision S2007-2 (G.S. 8-24 2020-4).

The acceptance of the associate drainage easements over properties located at 15, 35, and (40-0059) Tall Timbers Road were an oversight and should have been included in the review of the acceptance of the road.

Plan of Conservation and Development

The favorable report to accept Tall Timbers as a city road was reviewed under the 2010 Plan of Conservation and Development which makes reference to developing a rural road standard with narrower, curb less roads, which reduce impervious areas, slow traffic and provide other opportunities to design for environmental and economic efficiency.