

ORDINANCE REGULATING THE ISSUANCE OF BUILDING PERMITS ON UNACCEPTED HIGHWAYS AND STREETS

BE IT ORDAINED by the Town Meeting of the Town of Harwinton:

Section 1: No building permit shall be issued for the erection of a building or structure unless such building or structure is located on a lot having a length of frontage required by the zoning regulations on:

- a) a State Highway, other than a limited access State Highway, or
- b) an accepted Town Highway or Street, or
- c) a highway or street shown on a map, approved by the Harwinton Planning Commission and filed in the Office of the Harwinton Town Clerk, and
 - i) either constructed in accordance with the requirements of said Commission and the town's ordinance concerning the Construction and Acceptance of Public Streets or Public Highways in the Town of Harwinton
 - ii) or guaranteed to be constructed by a completion bond in full force and effect, and so constructed as to meet all specifications of the Town's ordinance concerning the Construction and Acceptance of Public Streets or Public Highways in the Town of Harwinton except for the final course of bituminous concrete, which shall be under guarantee for later completion.

Section 2: Notwithstanding the provisions of Section 1 of this ordinance, building permits may be issued for the erection of farm buildings or structures not used for human occupancy or for the erection of additions to or building of structures accessory to an existing building or structure, provided that such addition or accessory building or structure does not violate the zoning regulations and is not designed or intended to achieve conversion of a summer cottage dwelling to a year-round dwelling or to permit occupancy of a dwelling by additional families.

Section 3: This ordinance is enacted under the provisions of Section 8-27 of Chapter 126 of the 1958 Revision of the General Statutes of the State of Connecticut, as amended, and is intended to promote the development of a street and highway system in the Town of Harwinton that is safe and convenient, to assure that all buildings and structures will have ingress and egress satisfactory for fire, police, ambulance, and other emergency vehicles.

VOTED: March 15, 1988
PUBLISHED: March 24, 1988
EFFECTIVE: April 8, 1988