

The Shelton Planning and Zoning Commission will hold a Special Meeting on January 18, 2005 at 7:00 P.M. in the Shelton City Hall, Room 303, 54 Hill Street, Shelton, CT.

AGENDA

- I. Call to Order
- II. Pledge of Allegiance
- III. Public Portion – to hear any member of the Public wishing to address the Commission concerning any item not on the agenda
- IV. Old Business
 - A. Applications for Certificate of Zoning Compliance
 - B. Application #03-64, Zaim Murtishi for Site Plan Approval (contractor’s business and storage yard) 82 Bridgeport Avenue, CB-2 District – request for withdrawal
 - C. Application #04-23, Phoenix Housing of Shelton, LLC for PDD Zone Change (multi-family development) Murphy’s Lane (Map 31, Lot 76) (public hearing closed on 6/22/2004) – request for extension (Applicant Request) and discussion
 - D. Application #04-44, Housatonic Way, LLC for Special Exception Approval for CRD Subdivision (6 lots) and CAM Approval, 550 River Road (Maps 53 and 54, Lots 55 and 43) R-1/IA-3 Districts – request for extension (Applicant Request) and re-schedule Public Hearing
 - E. Application # 04-46, Horizon Capital Corp. for Site Plan Approval (7,500 sq. ft. light industrial building) 183 Long Hill Cross Road (Map 51, Lot 31) LIP District – discussion and possible action
- V. New Business
 - A. Application # 04-49, Dominick Thomas on behalf of Crabtree Cadillac, Inc. for Site Plan Approval (relocation of dealership license) 417-419 Bridgeport Avenue (Map 63, Lot 9) RB District – accept for review
 - B. Application #05-01, Huntington Wood, LLC for Detailed Development Plan Approval and Adoption of PDD Zone Change (The Center at Split Rock) Bridgeport Avenue/Old Stratford Road (Map 28, Lot 24) – accept for review
 - C. Application #05-02, R.D. Scinto, Inc. for Re-subdivision of Lot 3 (2 lots) 60 Parrott Drive (Map 28, Lot 17) PDD # 51 – accept and schedule public hearing
 - D. Application #05-03, CT Commercial Investors for Minor Modification of Detailed Development Plans (Sikorsky FCU with drive-thru) 819 Bridgeport Avenue (Map 28, Lot 22) – accept, discussion and possible action
 - E. Application #05-04, Petition of Cuminotto, Inc. on behalf of Dekson, Inc. for PDD Zone Change (professional/medical office development) 1 Ivy Brook Road (Map 79, Lot 1) LIP District – accept and schedule public hearing
 - F. Application #05-05, Petition of Cuminotto, Inc. for Zone Change (LIP to R-1) Portion of Lot 32, Rocky Rest Road (Map 65, Lot 1) – accept and schedule public hearing

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G. Application #05-06, Cuminotto, Inc. for Re-Subdivision of Lot 32 (2 lots) Ivy Brook Road (Map 65, Lot 1) – accept and schedule public hearing

VI. Other Business

A. Approval of minutes: 12/14/04

B. 8-24 Referral: extension of Tuxedo Avenue

C. 8-24 Referral: extension of Wells Avenue

D. 8-24 Referral: City acquisition of property (Wintergreen Lane/Long Hill Avenue)

E. 8-24 Referral: disposition of excess right-of-way (Old Stratford Road)

F. Payment of Bills

G. Staff Report

VII. Adjournment