

**SHELTON PLANNING AND ZONING COMMISSION                      SEPTEMBER 12, 2006**

The Shelton Planning and Zoning Commission will hold a regular meeting on September 12, 2006 at 7:00 p.m. in Shelton City Hall, Room 303, 54 Hill Street, Shelton, CT.

The Chairman reserves the right to take items out of sequence.

AGENDA

- I. I. Call to Order
- II. II. Pledge of Allegiance
- III. III. Presentation of Plaques to PUAC and remarks from Planimetrics, Consultant
- IV. IV. Old Business
  - A. A. Applications for Certificate of Zoning Compliance
  - B. B. Application #06-26, Dominick Thomas on behalf of Lava Real Estates for SDA Overlay, 667 Bridgeport Avenue and two adjacent parcels (Map 38, Lots 2, 3, 4) (public hearing closed on 5/23/06) – discussion and action
  - C. C. Application #06-27, Dominick Thomas on behalf of Lava Real Estates for PDD Zone Change (multi-family), 667 Bridgeport Avenue and two adjacent parcels (Map 38, Lots 2, 3, 4) (public hearing closed on 5/23/06) – discussion and action
  - D. D. Application #06-30, R. D. Scinto, Inc. for Special Exception (high traffic generator): (Light Industrial Building), 71 Long Hill Cross Road (Map 51, Lot 7), LIP District (public hearing closed on 7/11/06) – extension authorization, discussion and possible action
  - E. E. Application #06-33, R. D. Scinto, Inc. for Site Plan Approval (Light Industrial Building), 71 Long Hill Cross Road (Map 51, Lot 7), LIP District – extension authorization, discussion and possible action
  - F. F. Application #06-37, Jose Mota/Primrose Development, LLC for Subdivision Approval (3 lots), 86 Walnut Avenue (Map 104, Lot 24), R-1 district – discussion and possible action
  - G. G. Application #06-39, Dominick Thomas on behalf of John and Nancy Todice for Special Exception Approval (three family dwelling), East Avenue/Middle Avenue (Map 105, Lot 145), R-4 District (public hearing closed on 8/8/06) – discussion and possible action
- V. V. New Business
  - A. A. Application #06-43, Wesley Heights, Inc. for Minor Modification of Detailed Development Plans for PDD #26, (phase 2 and 3 improvements to facility), 580 Long Hill Avenue – accept, discussion, and possible action

- B. B. Application #06-44, Amerisuites for Minor Modification of Detailed Development Plans for PDD #27, (facade and exterior color changes), 695 Bridgeport Avenue –accept, discussion and possible action
  
- C. C. Application #06-45, Huntington Wood, LLC for Minor Modification of Detailed Development Plans for PDD #52A (Bldg. #5: drive thru and parking expansion), 706 Bridgeport Avenue – accept, discussion and possible action
  
- VI. VI. Public Portion: to hear any member of the public wishing to address the Commission concerning any item not on the agenda
  
- VII. VII. Other Business
  - A. A. Approval of Minutes: 8/8/06
  - B. B. 8-24 Referral: water main extension (portion of Walnut Tree Hill Road)
  - C. C. Jeffrey Estates Subdivision: Payment in Lieu of Open Space
  - D. D. 25/40 Surrey Drive: authorization to conduct site improvements
  - E. E. Anco Engineering: request for release of Site Bond
  - F. F. Payment of Bills
  - G. G. Staff Report
  
- VIII. VIII. Adjournment