The Shelton Planning and Zoning Commission will hold a regular meeting on November 14, 2006 at 7:00 p.m. in Shelton City Hall, Room 304, 54 Hill Street, Shelton, CT.

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

AGENDA

I. Call to Order
II. Pledge of Allegiance
III. Old Business
   A. Applications for Certificate of Zoning Compliance
   B. Application #06-14, Dominick Thomas on behalf of Crown Point Real Estate Investors, LLC for Special Exception/Site Plan Approval (High Traffic Generator: two restaurants and one bank development), 828 Bridgeport Avenue (Map 18, Lot 19), IA-2 District: Final review of development plans and issuance of Application for Certificate of Zoning Compliance
   C. Application #06-41, Bishop Development of Shelton for Special Exception/Site Plan Approval (High Traffic Generator: retail/office building), 865 River Road (Map 5A, Lot 2), CA-2 District (public hearing closed on 9/26/06) – discussion and action
IV. New Business
   A. Application #06-49, Don Stanziale, Jr. for Site Plan Approval (Body Shop), 101 Mohegan Road (Map 85, Lot 39), R-1 District – accept, discussion and possible action
   B. Application #06-50, Paez-Hopkins “River Edge Subdivision”, 2 lot subdivision, 206 and 208 River Road – accept for review
V. Public Portion: to hear any member of the public wishing to address the Commission concerning any item not on the agenda
VI. Other Business
   A. Approval of Minutes: 10/10/06
   B. Informal Consideration: Beacon Point Marina, 722 River Road
   C. Informal Consideration: Crown Point Real Estate, 828 Bridgeport Avenue
D. D. Payment of Bills
E. E. Staff Report

VII. VII. Adjournment