

**SHELTON PLANNING AND ZONING COMMISSION** **JANUARY 9, 2007**

The Shelton Planning and Zoning Commission will hold a regular meeting on January 9, 2007 at 6:30 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. I. Call to Order
- II. II. Executive Session (6:30 p.m.): pending litigation (Avalon Bay)
- III. III. Pledge of Allegiance
- IV. IV. Old Business
- A. A. Applications for Certificate of Zoning Compliance
- B. B. **Application #06-48**, Primrose for PDD Zone Change (Initial Development Plans: Shelton Riverfront Development), Canal Street East, IB-2 District with CBD/SDA Overlay Zone(public hearing closed on 12/12/06) – discussion only
- V. V. New Business
- A. A. **Application #06-54**, Far Mill, LLC for Temporary Special Exception (earth removal), 600 Bridgeport Avenue (Map 39, Lot 13), LIP District – accept and schedule public hearing
- B. B. **Application #06-55**, Broadbridge Hill, LLC for PDD Zone Change (Initial Development Concept Plan: Mix Use Development), 126 Bridgeport Avenue (Map 105, Lot 163), R-5/CB-2 Districts – accept and schedule public hearing
- C. C. **Application #06-56**, Joseph A. Monaco for an Amendment to the Zoning Regulations (Section 34.3.1 size of downtown parcel to qualify for PDD Zone Change) – accept and schedule public hearing
- D. D. **Application #06-57**, Joseph A. Monaco for PDD Zone Change (Initial Development Concept Plan: Mix Use Development), 332 and 346-348 Howe Avenue (Map 117B, Lots 64 and 65), CB-2 District – accept and schedule public hearing
- 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: 11/14/06 and 11/28/06
- B. B. Paez-Hopkins Subdivision: request for two 90 day extensions to record mylar map
- C. C. Payment of Bills
- D. D. Staff Report
- VIII. VIII. Adjournment

