

**SHELTON PLANNING AND ZONING COMMISSION**

**NOV. 13, 2007**

The Shelton Planning and Zoning Commission will hold a regular meeting on Nov. 13, 2007 in Shelton City Hall , Auditorium, at 7:00 p.m., 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. Public Hearing
  - A. **Application #07-46**, Dominick Thomas for PDD Zone Change (Initial Development Plans: 7 unit cluster residential development), 122 Buddington Road (Map 62, Lot 31), R-1/ LIP Districts (cont'd. from 10/23/07)
- IV. Old Business
  - A. Applications for Certificate of Zoning Compliance
  - B. **Application #07-26**, Kevin Russo for Modification of Special Exception Approval and Re-subdivision of Lot 7(2 lots), Meadow Wood Estates, 7 Plum Tree Lane (Map 145, Lot 124), R-1 District (public hearing closed on 9/11/07) –discussion and action
  - C. **Application #07-50** , Dominick Thomas for Final Site Development Plan Approval (PDD #64), mix use development) 820-838 Bridgeport Avenue (Map 18, Lot 19) – discussion and action
  - D. **Application #07-16** , Avalon Shelton II, Bridgeport Avenue/Huntington Street (99 unit multi-family) – request for alternative route of public water supply to development – discussion and action
  - E. **Application #07-52** , Primrose Companies, Inc. for Minor Modification of Initial Development Plans (Shelton River Front Development) Canal Street , PPD #60 – request for withdrawal
- V. New Business
  - A. **Application #07-53** , Huntington Wood, LLC for Modification of Basic Development Plans and Detailed Development Plan Approval, Phase II, PDD #52B (child daycare center), 708 Bridgeport Avenue (Map 29, Lot 26) – accept and schedule public hearing

VI. Public Portion: anyone wishing to address the Commission on any item not on the agenda

VII. Other Business

- A. Approval of Minutes: 9/25/07 and 10/9/07
- B. 8-24 Referral: abandonment of City's interest for unimproved portion of Murphy's Lane
- C. 8-24 Referral: request for release of Highland Golf Club deed restriction
- D. Reconstruction of Canal Street, Phase III: recommendation by Comm.
- E. 376 Bridgeport Avenue : request for release of Site Bond
- F. Heritage Point: request for release of Site Bond
- G. 600 Bridgeport Avenue : request for release of Site Bond
- H. 472-488 River Road : request for Site Bond release
- I. 2 Ivy Brook Road : request for Sediment and Erosion Control Plan
- J. Enclave at Huntington Woods: request for release of Performance Bond
- K. Woods at Lake Road Phase II: request for release of Sediment and Erosion Control Bond
- L. Woods at Lake Road Phase II: request for reduction of Performance Bond
- M. Payment of Bills
- N. Staff Report

VIII. Adjournment