

The Shelton Planning and Zoning Commission will hold a special meeting on Sept. 22, 2010 at 7:00 p.m. at Shelton City Hall, Auditorium, 54 Hill Street, Shelton, CT.

AGENDA

I. Call to Order

II. Pledge of Allegiance

III. Roll Call

IV. Public Hearing

A. **Application #10-16**, Dominick Thomas on behalf of 714, LLC for Initial Development Concept Approval and Planned Development District Zone Change (retail shopping center), 405-407 Bpt. Ave., 12 Nells Rock Road and 20, 28 and 36 Buddington Road and a portion of 409 Bpt. Ave. and Access Road (Map 77, Lots 26, 27, 28, 29 and 30 and Map 63, Lots 10 and 20)

V. Adjournment

SHELTON PLANNING AND ZONING COMMISSION

SEPT. 14, 2010

The Shelton Planning and Zoning Commission will hold a regular meeting on Sept. 14, 2010 at 7:00 p.m. at Shelton City Hall, Room 303, 54 Hill Street, Shelton, CT. The Chairman reserves the right to take items out of sequence.

AGENDA

- VI. Call to Order
- VII. Pledge of Allegiance
- VIII. Roll Call
- IX. Old Business

A. Applications for Certificate of Zoning Compliance

1. 5492 – P&S Paving, Inc., 8 Pine St. paving parking lot & drainage
2. 5505 – Coasters Tap & Grill, 882 Bpt. Ave. restaurant/sign
3. 5472 – Donna Neal, 216 Leavenworth Rd. restaurant/sign
4. 5473 – Joseph Grosso, 865 River Rd. fitness studio/sign
5. 5490 – Paul Dumont, 872 Bpt. Ave. sign
6. 5495 – Carey Ouellette, 4 Corporate Dr. medical office
7. 5494 – Carey Ouellette, 2 Enterprise Dr. office
8. 5496 – Carey Ouellette, 6 Corporate Dr. office
9. 5489 – Carey Ouellette, 1 Enterprise Dr. office
10. 5477 – Steeves Office System, Inc., 915 Bpt. Ave. physical therapy cte.
11. 5508 – Carmen Hoves, 61 Howe Ave. retail variety store
12. 5466 – Prudential, 1 Corporate Dr. int. alterations
13. 5476 – Dan Beardsley, 278 Leavenworth Rd. parking extension
14. 5512 – United Methodist Homes, 580 Long

Hill Avenue

15. 075 – Cellco Partnership d/b/a Verizon roof-top antennas

Wireless, 40 Waterview Dr.

X. New Business

- A. Application #10-17, 88 Long Hill Cross Road, LLC for Modification of Site Plan Approval (loading dock addition), 88 Long Hill Cross Road (Map 51 , Lot 12), IA-2 District – accept, discussion and possible action

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

XII. Other Business

- A. Approval of minutes: 8/10/10
- B. 39 Wabuda Place: request for release of Site Bond
- C. Zoning Enforcement
 - 1. 44 Lisa Drive: Landscaping Project – (presentation by owner: engineered grading plan or initiate legal action)
 - 2. 111 Mohegan Road: Junkyard conditions:(initiate legal action)
- D. Huntington Wood Subdivision: (Buddington Road/Huntington Street improvements): report on Street Committee meeting
- E. Payment of Bills
- F. Staff Report
- G. Report from Chairman/Subcommittee Chairs

VIII. Adjournment

SHELTON PLANNING AND ZONING COMMISSION **AUGUST 10, 2010**

The Shelton Planning and Zoning Commission will hold a regular meeting on August 10, 2010 at 7:00 p.m. at Shelton City Hall, Room 303, 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. Roll Call
 - IV. Old Business

B. Applications for Certificate of Zoning Compliance

- 1. 5374 – Charco 2000, Inc., 281 Canal Street manufacturing

2. 5424 – Clear Wireless, LLC, 605 Huntington St. telecommunication antennas
3. 5450 – Clear Wireless, LLC, 2 Mountain View Dr. telecommunication antennas
4. 5400 – Bianca Signs, Inc., 521 River Rd. sign
5. 5465 – Vision Designs, 864 Bpt. Ave. sign
6. 5442 – CFS Consumer Financial Services, 4 Research Dr. business
7. 066 – Jonathan Sabo, 605 Booth Hill Rd. in-law
8. 067 – James Connery, 15 Treeland Rd. in-law

C. **Application #10-08**, Optiwind Corp. on behalf of MBI, Inc. to amend the zoning regulations by adding Section 49 (Distributed Wind energy Facilities): request to withdraw

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

VI.Other Business

- A. Approval of minutes: 6/28/10 and 7/13/10
- B. Crescent Village Condominiums: request for one (1) year extension on Site Plan Approval
- C. Zoning Enforcement

1. 44 Lisa Drive: Landscaping Project

- D. Sign Regulations Amendment: discussion and possible public hearing date change
- E. Payment of Bills
- F. Staff Report
- G. Report from Chairman/Subcommittee Chairs

VII. Adjournment

