

The Shelton Planning and Zoning Commission will hold a regular meeting on Tuesday, December 14, 2010 at Shelton City Hall, Room 303, 7:00 p.m., 54 Hill Street, Shelton, CT.

AGENDA

I. Call to Order

II. Pledge of Allegiance

III. Roll Call

IV. Old Business

A. Applications for Certificate of Zoning Compliance

1. 5626 – Gregory Ostrofsky, 10 Eagle Dr. in-law
2. 5648 – Mucci Const., 207 Dickinson Dr. in-law
3. 5638 – Jai Singh, 905 Bpt. Ave. business/sign
4. 5637 – Ari Yiannoulis, 99 Bpt. Ave. business
5. 5642 – Thomas Bernhard, 40 Oliver Terrace business
6. 5641 – National Sign, 18 Old Stratford Rd. sign
7. 5644 – Paul Dumont, 862 Bpt. Ave. sign
8. 5652 – James & Kelly Botti, 35 Maple Ave. dwelling unit recognition

B. **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)

C. **Application #10-22**, 252 Grove, LLC for Subdivision Approval (Scenic Grove: 15 lots), Richard Boulevard (Map 94, Lot 17), R-3 District

V. New Business

A. **Application #10-25**, Data Centers Partners, LLC for Modification of Special Exception/Site Plan Approval (offices/data center) 145 Constitution Blvd. South (Map 65, Lots 25 and 26), LIP District – accept and schedule public hearing

B. **Application #10-26**, Greg Kapetoneas for Special Exception/Site Plan Approval (relocation of Captains Pizza), 515 Bpt. Ave. (Map 50, Lot 13), CA-2 District – accept and schedule public hearing

C. **Application #10-27**, Hong Fu Inc., dba Hunan Pan, for Special Exception/Site Plan Approval (hibachi service and service bar), 303 Bpt. Ave. (Map 303, Lot 16), RB District – accept and schedule public hearing

D. **Application #10-28**, 140 Bpt. Ave., LLC for Modification of Site Plan Approval (parking expansion for personal fitness training), 140 Bpt. Ave. (Map 105, Lot 163), CB-2 District – accept for review

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

VII. Other Business

A. Approval of minutes: 9/14/10, 9/22/10, 10/12/10, 10/26/10, 11/9/10 and 11/30/10

B. 8-24 Referral: extension of public water to 599-615 Booth Hill Road and 10 Oxford Drive

C. Turkey Estates Subdivision: release of Performance Bond and acceptance of Maggie Lane

- D. Huntington Wood Estates Subdivision: reduction of Performance Bond
- E. Twisted Vine Estates Subdivision: request for one year extension to complete public improvements
- F. 40 Waterview Dr. (Hubbell Bldg.): request for release of Site Bond
- G. 350 Howe Ave. (Johnny's Pizza): acceptance of agreement on alternative exterior siding
- H. Payment of Bills
- I. Staff Report
- J. Report from Chairman/Subcommittee Chairs

VIII. Adjournment