The Shelton Planning and Zoning Commission will hold a regular meeting on Tuesday, August 14, 2012 at Shelton City Hall, Auditorium, 7:00 p.m., 54 Hill Street, Shelton, CT 06484.

AGENDA

I. Call to Order

II. Pledge of Allegiance

III. Roll Call

IV. Old Business

A. Applications for Certificate of Zoning Compliance

1. 6344-Nick Giatas, 5 Research Dr. business

2. 6358-Steeves Office Sys., Inc., 889 Bpt. Ave. business

3. 6365-Don Melodia, 97 Bpt. Ave. business


5. 6169-R. D. Scinto, 5 Research Dr. business

6. 6331-Solmar, Inc., 480 Howe Ave. sign


9. 6242-Allstate Insurance, 5 Commerce Dr., Ste. 5 business & sign

10. 6374-CT Car Storage, LLC, 496 River Rd. sign

11. 6363-Lauretano Sign Group, 945 Bpt. Ave. sign

B. Application #11-13, Dominick Thomas for Minor Modification of Detail

Development Plans/Modification of Resolution language for PDD #74, (change of
C. **Application #12-10**, Joe Periera, Periera Engineering, LLC for Special Exception/Site Plan Approval (bank with drive-thru), 500 Shelton Avenue (Map 74, Lot 5), CA-2 District (public hearing closed on 7/10/12)

D. **Application #12-11**, Countryside Veterinary Hospital, LLC for Site Plan Approval (additions and alterations), 374 Leavenworth Road (Map 150, Lot 45), R-1A District

E. **Application #12-14**, Shelton Parks and Recreation Department for Coastal Area Management Site Plan Approval (Floating Dock at Sunnyside Boat Ramp), 418 River Road (Map 66, Lot 135)

F. **Application #12-15**, Soundview Crossing, LLC for Subdivision Approval (Soundview Crossing Parcel A: 3 Lots), Soundview Avenue (Map 126, Lot 8), R-1 District

G. **Application #12-16**, Soundview Crossing, LLC for Subdivision Approval (Soundview Crossing Parcel B: 7 lots), 245 Soundview Avenue (Map 126, Lot 9), R-1 District

V. New Business

A. **Application #12-17**, Country Club of CT, LLC for Planned Development District zone change: (Final Development Plans: 36 unit cluster residential development) 550 River Road (Map 53, Lot 55), R-1/IA-3: 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: 5/8/12, 5/23/12, 6/13/12 and 7/10/12
B. Cranberry Estates: request for release of Site Completion Bond for Phase IV
C. Hickory Estates, Section II Subdivision: request for release of Performance Bond
D. Payment of Bills
E. Staff Report
F. Comments from Chairman and Subcommittee Chairs

IX. Adjournment