

The Shelton Planning and Zoning Commission will hold a special meeting on Wednesday, November 9, 2016, at Shelton City Hall, Auditorium, at 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. 0901 – Goodwill, 397 Bpt. Ave. business
 2. 6262 – Ron Champlin, 128 Center St. sign
 3. 0905 – CT Sign, 1000 Bpt. Ave. sign
 4. 0925 – Mike Salemme, 20 Soundview Ave. in-law
 5. 0786 – R. D. Scinto, 3 Enterprise Dr., LLC business
 6. 0922 – Heather Fernandes, 42 Bpt. Ave. business/sign
 7. 0789 – R. D. Scinto, 4 Corporate Dr. business
 8. 0916 – Mark McGoldrick, 500 Howe Ave. business
 9. 0847 – N. Nguyen, 420 Howe Ave. business/sign
- B. **Application #16-12**, Philkin Hotels Shelton, LLC for Modification of PDD #63 (GLO hotel and free standing restaurant), 899 and 905 Bpt. Ave. (Map 8, Lots 15 and 16) (public hearing closed on 9/13/16)
- C. **Application #16-20**, Long Hill Cross Road, LLC for Modification of Basic Development Plans and Detailed Development Plans for PDD #69 (three detached single family dwellings), 241 and 245 Long Hill Cross Road (Map 51, Lots 25 and 29) (public hearing closed on 9/28/16)
- D. **Application #16-14**, Jim Blakeman Const. Co. for Initial Development Concept Plan and PDD Zone Change Approval (Brookview Apartments: 37 multi-family units), 309 Old Bpt. Ave. (Map 91, Lot 15), RB District (public hearing closed on 9/28/16)
- E. **Application #16-8**, Dominick Thomas for Initial Development Concept Plans and PDD Zone Change (Shelter Ridge: mix use development) for Bridgeport Avenue (Map 50, Lot 9, LIP and R-1 Districts (public hearing closed on 9/21/16)
- V. New Business
- A. **Application #16-31**, Little Chopstick for Special Exception Approval (take out restaurant: high traffic generator), 17 Huntington Street (Map 74, Lot 22), CA-2 District: accept and schedule public hearing
- B. **Application #16-32**, Countryside Vet. Hospital, LLC for Modification of Site Plan Approval (parking lot expansion), 374 Leavenworth Road (Map 150, Lot 45), R-1A District: accept, discussion and possible action
- C. **Application #16-33**, Paula Anthony for Re-subdivision Approval (2 lots: Lot 1, 181 Meadow Street Subdivision), 181 Meadow Street (Map 137, Lot 16), R-1 District: accept and schedule public hearing

- D. **Application #16-34**, Dominick Thomas on behalf of Shelter Development, LLC and Hawks Ridge of Shelton, LLC for Modification of PDD #77 including Initial Development Concept Plan and Detailed Development Plans and Re-subdivision Approval (Hawks Ridge: Assisted living facility) Beards Saw Mill Road (Map 39, Lots 12, 14 and 17): accept and schedule public hearing
- VI. Public Portion: anyone wishing to address the Commission on any items not on the agenda
- VII. Other Business
 - A. Payment of Bills
 - B. Staff Report
 - C. Zoning Enforcement
 - 1. 23 Meadowridge Drive: authorization to initiate legal action (keeping of chickens on undersized lot)
 - D. Comments from Chairman and Subcommittee Chairs
- VIII. Adjournment