

SHELTON PLANNING AND ZONING COMMISSION

April 9, 2019

The Shelton Planning and Zoning Commission will hold a regular meeting at 7:00 p.m. on Tuesday, April 9, 2019, Shelton City Hall Auditorium, 54 Hill Street, Shelton, CT 06484.

AGENDA

I. Call to Order

II. Pledge of Allegiance

III. Roll Call

IV. Applications for Certificate of Zoning Compliance

A. Commission Action

Stephanie D. Fitzgerald
2019 APR - 5 P 4: 49
CITY OF SHELTON
TOWN CLERK

<i>Item</i>	<i>App. #</i>	<i>Applicant</i>	<i>Address</i>	<i>Type of Work</i>
1	3054	Ticc Brothers	7 Hidden Pond Lane	In-Law Apartment
2	3001	Steve & Lynette Puricello	4 Maple Ave	In-Law Apartment
3	3048	Carlo & Elaine Paniceia	387 Booth Hill Rd.	In-Law Apartment
4	3031	Image Resource	820 Bpt. Ave	Sign
5	2863	Signlite, Inc.	801 Bpt. Ave	Sign
6	2749	Hartin Bollabane	50 Bridge St., Suite 4	Sign
7	2637	David Simonetti	97 Center St.	Sign
8	3038	Robert James	470 Howe Ave	Sign

V. Old Business

- A. Application #19-10, PDD #91, Mixed Use Development – Phase III Fountain Square. Located at 801 Bridgeport Avenue (Assessor’s Map #28, Parcel #18) Phase III Detailed Development Plans prepared by Rose-Tico & Company, LLC., Architects, Surveyors, Engineers. Final Detailed Development Plans – Phase 3, **Review, Discussion and Possible Action.****
- B. Application #18-37, PDD #90, 62 Center Street LLC, 62-66 Center Street/ 325 Coram Avenue, Mixed Use Development. Detailed Development Plans prepared by Mingoello & Associates, Architect, Jim Swift, Engineer and Landscape Architect. Final Detailed Development Plans - **RESOLUTION, Review, Discussion and Possible Action.****
- C. Application #18-26, S&G of Shelton LLC, located at 96 Long Hill Cross Roads (Assessor’s Map #51, Lot #13) for Initial Concept Development Plans and PDD approval, 30 units in a planned age restricted community. Drawings prepared by Jim Swift, Engineer and Landscape Architect. Initial Concept Development Plans and PDD approval - **RESOLUTION, Review, Discussion and Possible Action.****

VI. New Business

- A. Application #19-12, Steve Bellis for Vista Apartments LLC, for a 1.96 parcel, petition for Zone Change from R-1 to CA-3 at 1039 Howe Avenue, and identified as Assessor’s Map #146, Lot #19. **Accept Application and Set Possible Public Hearing Date.****

- B. Application #19-07, "Cedar Village at Carrolls," Cedar Village Development LLC., Howe Ave/ Coram Ave/ Hill St., identified as Assessor's Map #118A, Lot #'s 13,14,15 / Map #117B, Lot #72 for a Mixed-Use Development with 69 apartment units applying for a Planned Development District. Initial Development Plans prepared by Rose Tiso and Co. LLC, Architects, Jim Swift, Engineer and Landscape Architect. **Accept Application and Set Possible Public Hearing Date.****
- C. Application #19-13, "Huntington Village", Huntington Village LLC., 16 Ripton Rd identified as Assessor's Map #73, Lot #80 for a Special Use Permit for 84 affordable housing units under State Statute 8-30g. Initial Development Plans prepared J. Edwards & Associates LLC, Engineers and Site Plans. **Accept Application and Set Possible Public Hearing Date.****

IX. Public Portion: Anyone wishing to address the Commission on any item not on the agenda.

X. Other Business

- A. Approval of Minutes
- B. Payment of Bills
- C. Bond Release
- D. Comments from PZC Chairman and Subcommittee Chairman
- E. Staff Comments-

XI. Adjournment