

Shelton Planning and Zoning Commission
September 16, 2020

The Shelton Planning and Zoning Commission will hold a special meeting at 10:00 am on September 16, 2020, Shelton City Hall Auditorium, 54 Hill Street, Shelton, CT 06484.

Please note, due to COVID-19 and the governor's orders, this meeting will only have seating for a maximum of fifty persons with adequate spacing between all seats. This meeting will be streaming live via YouTube Live, and access to the stream will be posted on the city's main webpage at cityofshelton.org. All relevant materials will be available through the Planning and Zoning section of the city's webpage. Comments from those not physically in attendance must be received by the Planning and Zoning Office 24 hours beforehand.

AGENDA

- I. **Call to Order**
- II. **Pledge of Allegiance**
- III. **Roll Call**

- IV. **Public Hearing**
 - A. **Continuation of Application #20-09**, "Elevate at Shelton" Shelton Parrot Associates, at 1 Parrot Drive (Assessor's Map 18, Lot 16) applying for a zone change from IA-2 to a Planned Development District on 8.178 acres for the development of 206 residential units with onsite parking. **Review, Discuss, and Possible Action**

 - B. **Continuation of Application #20-12**, Good Guys Development, LLC., at Petremont Lane (Assessor's Map 66, Lot 24), for a Planned Development District in an R-3 zone on 2.1 acres for a 56 unit apartment building with 10% affordable housing units, and onsite parking. Initial development plans by Rose, Tiso, and Co., architects and engineers, dated May 1, 2020. **Review, Discuss, and Possible Action.**

 - C. **Initiation of Application #20-15**, Vista Apartments LLC, for a Shelton Zoning Regulations Text Change of Section 33.6 – Special Exceptions: Multi- Family Residential Developments. The proposals intent is to clarify the building standards for multi-family developments in R-2, R-2, R-4, R-5, and CA-3 zones. **Review, Discuss, and Possible Action.**

- V. **Adjournment**