

Shelton Planning and Zoning Commission

October 28th, 2020

The Shelton Planning and Zoning Commission will hold a special meeting at 10:00 am on October 28th, 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. **Appl. 20-18**, Dominic Thomas for AKD Properties at 32 Andrew Drive (Assessor's Map 20, Lot's 9 and 10) for a Resubdivision of "Mountain View Manor, Lot 17" to include two buildable lots on 3.88 acres. **Review, Discuss, and Possible Action.**
- V. Old Business
 - A. **Appl. 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 Concensus.**
- VI. New Business
 - A. **Appl. 20-21**, Willinger, Willinger, & Bucci for Manuel Moutinho at 6 Todd Road (Assessor's Map 77, Lot 25) for a Planned Development District on 1.22 acres for 10,170 square foot retail development. **Accept and Set Public Hearing.**
 - B. **Appl. 20-22, "Riverview Park Royal,"** Primrose Companies at 113 – 123 Canal Street (Assessor's Map 130, Lot's 3 – 6) for a Special Exception on 1.63 acres in a River

Front District for 80 apartments and 11,000 square feet of retail with 181 parking spaces. **Accept and Set Public Hearing.**

VII. Other Business

A. Approval of Minutes

- i. September 9, 2020 – Special (Regular) Meeting
- ii. September 16, 2020 – Special Meeting
- iii. September 23, 2020 – Special Meeting

VIII. Adjournment