

**Shelton Planning and Zoning Commission**  
**January 27, 2021**

The Shelton Planning and Zoning Commission will hold a special meeting at 4:30 pm on January 27, 2021 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. **New Business**
  - A. **Application 21-01**, Dominic Thomas for Garyline at 710 Bpt. Ave., (Assessor' Map 29, Lot 9) for Site Plan approval for a pre-existing non-conforming use in an OPD zone on 36.1 acres. **Accept, Review, and Possible Action**
- V. **Public Hearing**
  - A. **Initiation of Application #20-27, "Vista Apartments 2,"** Vista Apartments LLC., at 1039 Howe (Assessor's Map #146, Map #20) for a Special Exception in a CA-3 zone, for Phase 2 of the Vista Apartments, for 28 residential units with 57 parking spaces, on 1.93 acres. **Review, Discuss, and Possible Action**
  - B. **Initiation of Application #20-22, "Riverview Park Royal,"** at 123 Canal Street, (Assessor's Map #130, Parcels #3, 4, and 5) petitions for a Special Exception in a River Front District zone, for a five-story mixed-use building with 13,500 square feet of retail, 80 residential units, and 183 parking spaces on 1.68 acres. **Review, Discuss, and Possible Action**

**VI. Other Business**

- A.** Comments from Chairwoman and Subcommittee Chairman
- B.** Minutes available for review on the website for action at the following meeting
  - i.** January 12, 2021 – Regular Meeting
  - ii.** January 20, 2021 – Special Meeting
- C.** Minutes for approval
  - i.** December 8, 2020 – Special Meeting

**VII. Adjournment**