

**SHELTON PLANNING AND ZONING COMMISSION**

**JUNE 28, 2017**

The Shelton Planning and Zoning Commission will hold a special meeting on Wednesday, June 28, 2017, at 7:00 p.m., Shelton City Hall Auditorium, 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. 2051 – Mike Ballaro, 405 River Road

sign/awning

2. 2052 – Mike Ballaro, 405 River Road

sign/awning

V. Public Hearing(s)

A. **Application #17-06**, Dominick Thomas on behalf of 636 Cooke Street, LLC for Special Exception Approval (mix use development: 11 apartment units and 2,562 sq. ft. commercial space), 523 Howe Avenue (Map 129B, Lot 36), CA-3 District with CBD Overlay

B. **Application #17-07**, Dominick Thomas on behalf of 62 Center, LLC for Initial Development Concept Plan and PDD Zone Change approval (mix use development: 42 apartment units and 4,862 sq. ft. restaurant) 325 Coram Avenue/62-66 Center Street (Map 129D, Lots 50 and 51)

C. **SPZC Initiated Text Amendments:** Repeal and replace Section 35: Planned Residence District (PRD's) with Design Residential Development (DRD's) and amend Section 23: Permitted Uses by adding new use line 1D (Design Residential Development) by allowing said use in R-1A, R-1 and R-3 by Special Exception and prohibited in all other districts

VI. Adjournment