

**AGENDA FOR FOUR (4) PUBLIC HEARINGS
OF THE PLANNING & ZONING BOARD TO BE HELD
TUESDAY, JUNE 19, 2012; AT 7:30 P.M. AT THE
CITY HALL AUDITORIUM, 110 RIVER STREET**

A. PLEDGE OF ALLEGIANCE

B. ROLL CALL

C. PUBLIC HEARING CONTINUED - CLOSING BY 6/19/2012; expires 8/23/2012

1. **CASCADE BOULEVARD (ZONE CBDD)** Petition of Garden Homes Management Corporation for a Special Permit and Site Plan Review to construct a 36-unit multifamily development in accordance with Connecticut General Statute 8-30(g), of which Matrix Associates, LLC is the owner.

D. PUBLIC HEARINGS CLOSING BY 7/23/2012; expires 9/26/2012

2. **312 WOODMONT ROAD (ZONE ID)** – Petition of Vincent Della Rocca for Special Permit and Site Plan Review approval for a new garage addition to a truck sales and repair facility located on Map 91, Block 809, Parcel 4, of which Tri-State Rentals, LLC is the owner.
3. **475 NEW HAVEN AVENUE (ZONE CDD-4)** – Petition of Anthony Giordano & Associates for Special Permit, Coastal Area Management Site Plan Review and Site Plan Review approval to construct a restaurant with outside roof deck seating on Map 56, Block 506, Parcel 2, of which MCM Realty is the owner.
4. **PROPOSED TEXT AMENDMENT - ARTICLE III Direct Use Regulations**
Section 3.19 Corridor Design Development District – 4
New Haven Avenue Design Corridor District: CDD-4
5. **PROPOSED TEXT CHANGE TO SECTION 5.5 ALCOHOLIC LIQUOR REGULATIONS** - Section 5.5.1.2 Restriction of Permit Locations: Clarification of Definition of Schools

E. PROPOSED ZONING REGULATIONS

Sec. 3.1.4.2 Building Height in Residential Zones
Sec. 2.5.5 Lot Access and Rear Lots
Sec. 9.2.3 Prohibited Variances

F. PLAN OF CONSERVATION AND DEVELOPMENT - Update

G. LIAISON REPORTS

H. APPROVAL OF MINUTES – (6/5/2012)

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- I. CHAIR'S REPORT**
- J. STAFF REPORT**

New Business, not on the Agenda, may be brought up by a 2/3's vote of those Members present and voting.

ANY INDIVIDUAL WITH A DISABILITY WHO NEEDS SPECIAL ASSISTANT TO PARTICIPATE IN THE MEETING SHOULD CONTACT THE DIRECTOR OF COMMUNITY DEVELOPMENT, 783-3230, FIVE DAYS PRIOR TO THE MEETING, IF POSSIBLE.