

**AGENDA FOR ONE (1) PUBLIC HEARING
OF THE PLANNING & ZONING BOARD TO BE HELD
TUESDAY, SEPTEMBER 18, 2012; AT 7:30 P.M. AT THE
CITY HALL AUDITORIUM, 110 RIVER STREET**

A. PLEDGE OF ALLEGIANCE AND MOMENT OF SILENCE

B. ROLL CALL

C. PUBLIC HEARING – CLOSING BY 10/23/2012; expires 11/22/2012

1. **115 MELBA STREET - (ZONE R-5)** Petition of Michael Donegan for a Minor Amendment to a Special Permit to construct a deck within 25 feet of the high tide line on Map 29, Block 587, Parcel 42, of which Mary-Louise and Anthony Vitelli are the owners.

D. NEW BUSINESS

2. **25-27 HIGH STREET (ZONE MCDD)** Petition of John Wicko for Coastal Area Management and Site Plan Review approval to construct a mixed use housing development on Map 44, Block 402, Parcel 00001, of which Metro Star, Company, Inc. is the owner.
3. **36-38 BROAD STREET (ZONE MCDD)** Petition of John Wicko for a Minor Amendment to a Site Plan Review (approved 7/17/2012) for architectural revisions on Map 54, Block 402, Parcel 16, of which Milford Broad Street, LLC is the owner.

E. OLD BUSINESS

4. **881 BOSTON POST ROAD (ZONE CDD-1)** – Petition of Kevin J. Curseaden, Esq., on behalf of GJS Properties, LLC for a site plan review to establish a Health Club-Fitness Center on Map 77, Block 825, Parcel 64, of which GJS Properties, LLC is the owner.

F. PLAN OF CONSERVATION AND DEVELOPMENT - Discuss public hearing comments and next steps.

G. PROPOSED ZONING REGULATIONS

Sec. 3.1.4.2 Building Height in Residential Zones - POCD will influence
Sec. 2.5.5 Lot Access and Rear Lots awaiting CA input
Sec. 9.2.3 Prohibited Variances - awaiting CA input

Add: Sec. 5.1.4 Off-Street Parking Requirements (10) Health Clubs

H. LIAISON REPORTS

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- I. APPROVAL OF MINUTES – (9/4/2012)**
- J. CHAIR’S REPORT**
- K. 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.