

**AGENDA
OF THE PLANNING AND ZONING BOARD
TO BE HELD TUESDAY, OCTOBER 16, 2018 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. New Business

1. **CGS 8-24 REQUEST** – Construction easement – Flax Mill Road (120/906/2B)

Planning and Zoning Board approval requested under Connecticut General Statutes 8-24 for a construction easement in favor of the State of Connecticut.

2. **CGS 8-24 REQUEST-** Reciprocal Easements at 15-23 River Street and 25 River Street.

Planning and Zoning Board approval requested under Connecticut General Statutes 8-24 for a reciprocal easement.

3. **CGS 8-24 REQUEST-** 123 Cherry St Request to acquire an easement

Planning and Zoning Board approval requested under Connecticut General Statutes 8-24 for an easement.

4. **26 Cherry Street (RO)** Petition of Petition of Jeffery Wasikowski, Esq., for an amendment to previously approved site plan to construct an addition to an existing building on Map 65, Block 822, Parcel 43, of which 26 Cherry St. Assoc., LLC, is the owner.

5. **240 Fresh Meadow Road** Request for Subdivision Bond Release by RDB Enterprises, LLC

D. Old Business

Set effective date for zoning regulations amendments passed by the board at the 10/2/18 (proposed date, 10/29/18)

1. Amendment #2-18 – Article 4, Sections 4.1.7.4 and 11.2 – Security Fences
2. Amendment #5-18 – Article 5, Sections 5.8.13.1, 5.8.13.2 and 11.2 – Design Flood Elevation

E. Public Hearings

1. **100 Plains Road (ZONE CDD-1)** – Petition of John Knuff, Esq., for a Site Plan Review and Special Permit, for a proposed office building on Map 053, Block 304, Lots 83 and 84; Map 043, Block 304, Lots 80 and 88A; of which Metro 102 TIC is the owner.

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2. 230 Woodmont Road (ZONE ID) – Petition of Chris Willet, for a Special Exception to expand previously approved brewery to include a tasting room, on Map 091, Block 809, Lot 25; of which D'Amato Investments is the owner. **POSTPONED**

3. **Zoning Regulation Amendment #11-17** – Article 3, Sections 3.1.5.3, 3.1.3.8 and 11.2 – Commercial Vehicles

F. LIAISON REPORTS

G. REGULATION SUBCOMMITTEE

H. APPROVAL OF MINUTES – 10/2/2018

I. CHAIR'S REPORT

J. STAFF REPORT

1. Board authorization to schedule public hearing for Zoning Regulation Amendment 27-18 regarding self storage facility moratorium.

K. ADJOURNMENT

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 ASSISTANCE TO PARTICIPATE IN THE MEETING SHOULD CONTACT THE DIRECTOR OF COMMUNITY DEVELOPMENT, (203) 783-3230, FIVE DAYS PRIOR TO THE MEETING, IF POSSIBLE.