

**AGENDA FOR THE PLANNING & ZONING BOARD
TO BE HELD WEDNESDAY, NOVEMBER 4, 2009; 7:30 P.M.
CITY HALL AUDITORIUM, 110 RIVER STREET, MILFORD**

A. PLEDGE OF ALLEGIANCE

B. ROLL CALL

C. 8-24 APPROVAL

**1. EXTENSION AND RENEWAL – OPERATING AGREEMENT
CITY OF MILFORD AND THE AQUA JETS SWIM CLUB, INC.**

Request by Mayor James Richetelli for Section 8-24 approval under Connecticut General Statutes for the Extension and renewal of the Operating Agreement between the City of Milford and The Aqua Jets Swim Club, Inc. for the McCann Natatorium Pool located on City property at 70 Park Circle on the former Milford Academy site.

2. PUBLIC HEARING HELD 10/20/09; exp. 12/24/09

PROPOSED TEXT AMENDMENTS TO ZONING REGULATIONS

1. **Sec. 3.17.4.1 Minimum Lot Requirements** – (1) Change from 2,000 SF to 4,000 SF for two-family dwellings.
2. **Sec. 3.19.5.4 (New) Prohibited Uses** – No junkyard; or outside storage yards shall be permitted.
3. **Sec. 4.1.7.4 (New) Fences and Walls** - Allowance of an eight foot chain link or similar fence to be erected in an HDD, ID and LI zones, upon obtaining a zoning permit.
4. **Sec. 5.1.4 Off-Street Parking Requirements** – Refers to parking space changes and tandem parking prohibition in two family and multiple family dwellings; parking space changes for some commercial uses.
5. **Sec. 5.18 (New) Route One Access Easement** – Planning and Zoning Board may require an access easement (for certain permit applications) to a neighboring property along Route One to facilitate vehicular traffic.
6. **Sec. 7.12 Site Plan Elements** - Clarification of requirements when applying for site plan reviews.
7. **Sec. 8.3.6 Principal Building or Use** – A-2 property survey will be required.
8. **Definition of BUILDING, ACCESSORY** – Proposed text change

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D. NEW BUSINESS

3. **YALE AVENUE – LYNN ACRES RE-SUBDIVISION** – Request for partial release of subdivision bond in the amount of \$231,457.45 in accordance with the memo received from Bruce C. Kolwicz, Public Works Director, dated October 21, 2009.

E. PROPOSED SIGN REGULATION CHANGES

F. LIAISON REPORTS

G. APPROVAL OF MINUTES – (10/20/09)

H. CHAIR’S REPORT

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