

**CORRECTED AGENDA FOR THE SPECIAL MEETING OF THE
THE PLANNING AND ZONING BOARD ON WEDNESDAY, DECEMBER 11, 2013
TO HEAR (3) THREE PUBLIC HEARINGS (ONE NEW AND TWO LEFT OPEN)
AT THE CITY HALL AUDITORIUM, 110 RIVER STREET**

A. PLEDGE OF ALLEGIANCE AND MOMENT OF SILENCE

B. ROLL CALL

C. PUBLIC HEARING LEFT OPEN – Close by 12/24/13; expires on 2/28/2014

1. **86 POND POINT AVENUE (ZONE R-12.5)** – Petition of Tom Collucci for Special Permit and Site Plan Review approval to construct 22 residential units under CGS 8-30g Affordable Housing Act on Map 57, Block 712, Parcels 104a, 105a and 106a, of which Colberg, LLC is the owner.

D. 2. PROPOSED ZONING REGULATION TEXT CHANGES

Updated Definition of “Family”	Article XI - Definitions
Keeping of Domestic Poultry	Section 3.1.3.4
Special Event/Temporary Tents	Section 5.17 (new)
Numeric Vehicle Fuel Filling Station Price Sign	Section 5.6.13 (new)

E. PUBLIC HEARING LEFT OPEN – Close by 12/11/2013; expires on 2/14/2014

3. **Proposed Zoning Regulation Text Changes Petitioned by Mayor Benjamin G. Blake, In Accordance with the Provisions of Connecticut General Statute 8-3b**

Article VI Non-Conforming Uses, Structures and Lots
Article VI, Section 6.2 – Non-Conforming Uses,

Section 6.2.6 – Discontinuance
Section 6.3 - Non-Conforming Structures
Section 6.3.6 - Restoration

Article VIII - Interpretation, Administration and Enforcement
Section 8.2.2 - Authority to Enforce

Article XI - Definitions
Section 11.2 - Other Terms
Structure; Improvement, Substantial

(POSTPONED TO 12/17/2013)

F. PUBLIC HEARING CLOSED 11/6/2013; expires 1/9/2014

4. **Proposed Moratorium on Medical Marijuana Dispensaries and Producers**

The following language would be added to the Milford Planning and Zoning regulations:
Section 2.7.10

The Milford Planning and Zoning Board shall not accept or consider any application to permit the establishment of Medical Marijuana Producers and dispensary facilities for a period of twelve (12) months commencing from the effective date of _____. The

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reason for the moratorium is to allow the Planning and Zoning Board to review the "*State of Connecticut Regulation of the Department of Consumer Protection concerning palliative use of Marijuana*" and the associated application process for producers and dispensary facilities, and to draft/or adopt municipal regulations regarding the production and distribution of medical marijuana within the City of Milford. The expiration date of said moratorium will be _____ unless extended by the Planning and Zoning Board.

G. PUBLIC HEARING – Closed 11/19/13; expires 1/23/2014

5. **229 WEST MAIN STREET (ZONE SFA-10)** – Petition of Thomas J. Lynch, Esq., for Special Permit and Site Plan Review approval to construct nine residential units under Connecticut General Statutes 8-30g Affordable Housing Act, on Map 54, Block 323, Parcel 29, of which Molly Rentals, Inc. is the owner.

I. REGULATION CHANGES – Rear Lots

Discussion of proposed regulation change to Sec. 2.5.5 Rear Lots.

J. LIAISON REPORTS

K. APPROVAL OF MINUTES (12/3/2013)

L. CHAIR'S REPORT

M. 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.

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