

**AGENDA FOR ONE (1) PUBLIC HEARING OF THE
PLANNING & ZONING BOARD TO BE HELD
TUESDAY, AUGUST 16, 2011; 7:30 P.M.
AT THE CITY HALL AUDITORIUM, 110 RIVER STREET, MILFORD**

A. PLEDGE OF ALLEGIANCE

B. ROLL CALL

C. PUBLIC HEARING – Closes by 9/20/2011; Expires 11/24/2011

1. **EASTERN STEEL ROAD (ZONE ID)** - Petition of John Knuff, Esq. for a Special Exception and Site Plan Review to permit a package store selling alcoholic liquor on Map 80, Block 810, Parcel 13A, of which Wiehl Properties, Inc. is the owner.

D. PUBLIC HEARING – Closed 7/19/2011; Expires 9/22/2011

2. **ALPHA STREET HOUSING (ZONE R-18)** Petition of John Horton for a Special Exception and Site Plan Review to redevelop 15 existing single family residences and construct one single family residence on Map 69, Block 711, Parcel 17A, of which Milford Heights LLC is the owner.

E. NEW BUSINESS

3. **REQUEST TO PURCHASE CITY OWNED PROPERTY - 63 JAMES STREET** Request for approval under Connecticut General Statute 8-24 by Mayor Richetelli, for the purchase of a 0.08 acre piece of City-owned property on Map 27, Block 455, Parcel 18, requested by Elizabeth Breggren.
4. **314 BRIDGEPORT AVENUE – DEVONSHIRE VILLAGE** – Request by D.A. Black for a one-year extension to August 19, 2012, of the Special Exception approval issued by the Planning and Zoning Board on August 19, 2009, with a one year extension granted to August 19, 2011, to commence construction of their project.
5. **REQUEST FOR BOND RETURN – 88 BRYAN HILL ROAD** - Request for bond reduction in the amount of \$29,499.50, in accordance with the engineering review of July 28, 2011 and the approval of Bruce C. Kolwicz, Public Works Director, in his memo dated August 2, 2011.

F. PROPOSED TEXT REGULATION CHANGE - Discussion

Section 2.5.5 Lot Access and Rear Lots

G. BOARD MEMBERS GREEN GUIDELINE BOOK AND BY-LAWS

H. PLAN OF CONSERVATION AND DEVELOPMENT

I. LIAISON REPORTS

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- J. APPROVAL OF MINUTES – (8/2/2011)**
- K. CHAIR’S REPORT**
- L. 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.