

**AGENDA FOR TWO (2) PUBLIC HEARINGS OF THE
PLANNING & ZONING BOARD TO BE HELD
TUESDAY, SEPTEMBER 20, 2011; 7:30 P.M.
AT THE CITY HALL AUDITORIUM, 110 RIVER STREET, MILFORD**

A. PLEDGE OF ALLEGIANCE

B. ROLL CALL

C. PUBLIC HEARING

1. PROPOSED TEXT AMENDMENT TO ZONING REGULATIONS

1. Section 2.5.6 Non-Conforming Plan, Construction or Use
2. Section 6.1 Non-Conforming Uses, Structures and Lots

D. PUBLIC HEARING – Closes by 10/25/2011; Expires by 11/25/2011

2. **26 & 32 HIGGINS DRIVE (ZONE ID)** – Petition of Kevin Curseaden, Esq., on behalf of Mary E. Stark, d/b/a Bark Avenue Pet House, for a Special Exception and Site Plan Review to establish a Dog Day Care facility on Map 80, Block 810, Parcels 15D and 15E, of which D'Amato Investments, LLC is the owner.

E. NEW BUSINESS

3. **734 NAUGATUCK AVENUE (ZONE HDD)** – Petition of NRG Devon Power LLC for Coastal Area Management Site Plan Review approval to apply engineering control to the Devon power Generating Station located on Map 23, Block 301, Parcel A 1 C, of which Devon Power LLC is the owner.

F. PUBLIC HEARING – Closed 9/20/2011; Expires 11/24/2011

4. **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.

G. PROPOSED TEXT REGULATION CHANGE – Discussion

Definition – Crawl Space/Lowest Floor

H. BOARD MEMBERS' GREEN GUIDELINE BOOK AND BY-LAWS

I. PLAN OF CONSERVATION AND DEVELOPMENT

J. LIAISON REPORTS

K. APPROVAL OF MINUTES – (9/2/2011)

**AGENDA FOR TWO (2) PUBLIC HEARINGS OF THE
PLANNING & ZONING BOARD TO BE HELD
TUESDAY, SEPTEMBER 20, 2011; 7:30 P.M.
AT THE CITY HALL AUDITORIUM, 110 RIVER STREET, MILFORD**

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.