

**AGENDA OF THE PLANNING AND ZONING BOARD  
TO BE HELD Tuesday, December 4, 2018 AT 7:30 P.M.  
CITY HALL AUDITORIUM, 110 RIVER STREET, MILFORD, CT**

**A. PLEDGE OF ALLEGIANCE AND MOMENT OF SILENCE**

**B. ROLL CALL**

**C. Old Business-**

- 1) **16 Ross Street (ZONE R-5)** – Petition of Thomas Lynch, Esq. for a Change of Zoning Map to CCD-1, on Map 66, Block 813, Lot 22, of which John E. Rogers is the owner; to clarify vote outcome of 11/20/18 as APPROVED and advise effective date of approval is 12/17/2018.

**D. New Business**

**E. Public Hearings**

CLOSE BY January 8, 2019; VOTE BY February 7, 2019

- 1) **43 Erna Street** (ZONE CDD-1) – Petition of Thomas Lynch, Esq. for a Special Exception to establish a Dog Day Care Facility, on Map 43, Block 304, Parcel 41; of which Gabor Pernyeszi is the owner. **POSTPONED by Applicant**
- 2) **3-5-7 Cherry Street** (ZONE RO) – Petition of Kevin Curseaden, Esq. for a Special Exception for Conversion of Dental Offices to Residential Units and a Minor Lot Line Adjustment, on Map 65, Block 817, Parcels 09 and 8A; of which Red Cherry, LLC and Molar Manor, LLC are the owners.
- 3) **690 New Haven Avenue:** (ZONE CDD-4 ) – Petition of Kevin Curseaden, Esq., for a Special Permit, Site Plan with Coastal Area Management Review for an 18 Unit Housing Development, on Map 68, Block 711, Lot 10, of which 690 New Haven Avenue, LLC is the owner.
- 4) **0 and 990 Naugatuck Avenue:** (ZONE HDD) – Petition of Jeffrey Gordon, for a Change of Zone from HDD to WDD, on Map 40, Block 300, Lots 2 and 3B; of which Recycling, Inc. is the owner.
- 5) **Proposed Change to City of Milford Zoning Regulations:** Article 3, Section 3.13.2.3 Special Uses, 3.13.3 Building Requirements and 3.13.4.3 Accessory Uses, Multiple Family Dwellings, in the WDD Zoning District proposed by Jeffrey Gordon as agent for applicant Primrose Companies/Recycling, Inc.
- 6) **Proposed Change to City of Milford Zoning Regulations:** Article 3, Section 3.22.4.2 Minimum Yard and Open Space Requirements, (3) Buffer Strip for the ICD Zoning district proposed by Chris Smith, Esq. as agent for applicant Turnpike Lodge, Inc. **POSTPONED by Applicant**
- 7) **1040 and 1052 Boston Post Road:** (ZONE ICD) – Petition of Chris Smith, Esq., for a Special Permit and Site Plan Review for a Hotel and two Retail Buildings, on Map 77, Block 832, Lots 2 and 2A, of which Turnpike Lodge, Inc. (1052) and Connecticut Foods, Inc. (1040) are the owners. Applicant: Turnpike Lodge, Inc. **POSTPONED by Applicant**

**F. LIAISON REPORTS**

**G. REGULATION SUBCOMMITTEE**

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- H. APPROVAL OF MINUTES – 11/20/18**
- I. CHAIR'S REPORT**
- J. STAFF REPORT**
- 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.**