

MINUTES OF THE CHESHIRE PLANNING AND ZONING COMMISSION SPECIAL MEETING HELD IMMEDIATELY FOLLOWING THE 7:30 P.M. PUBLIC HEARING ON WEDNESDAY, NOVEMBER 13, 2013, IN COUNCIL CHAMBERS, TOWN HALL, 84 SOUTH MAIN STREET, CHESHIRE CT 06410

Present

Earl Kurtz, Chairman; Sean Stollo, Vice Chairman; Lelah Campo, Martin Cobern, S. Woody Dawson, Edward Gaudio, John Kardaras, Gil Linder, Louis Todisco
Absent: Alternates - Leslie Marinaro; Absent: Jim Bulger and Jon Fischer
Staff: Suzanne Simone, Environmental Coordinator

I. CALL TO ORDER

Mr. Kurtz called the special meeting to order at 10:16 p.m.

Mr. Kurtz read the fire safety announcement.

II. ROLL CALL

Mr. Stollo called the roll.

III. DETERMINATION OF QUORUM

Following roll call a quorum was determined to be present.

IV. PLEDGE OF ALLEGIANCE

The group Pledged Allegiance to the Flag.

V. ACCEPTANCE OF MINUTES – Public Hearing 9/23/13 and Regular Meeting 9/23/13; Public Hearing October 28, 2013, and Regular Meeting October 28, 2013.

MOTION by Mr. Cobern; seconded by Ms. Marinaro

MOVED that the Planning and Zoning Commission approve the minutes of the following meetings - **Public Hearing 9/23/13 and Regular Meeting 9/23/13** subject to corrections, additions, deletions.

VOTE The motion passed 8-0-1; Kurtz abstained.

MOTION by Mr. Cobern; seconded by Mr. Gaudio.

MOVED that the Planning and Zoning Commission approve the minutes of the following meetings - **Public Hearing 10/28/13 and Regular Meeting 10/28/13** subject to corrections, additions, deletions.

VOTE The motion passed unanimously by those present.

VI. UNFINISHED BUSINESS

1. **Site Plan Modification** **MAD 12/31/13**
Cynthia Sirico
15 Burton Drive
To add dog play area
NO DATE SET; AWAITING SITE PLAN

2. **Subdivision Modification Application** **PH 11/13/13**
Ricci Construction Group Inc. **MAD 01/17/14**
Request for sidewalk waiver-Crestwood Drive
CONTINUED TO NOVEMBER 25, 2013

3. **Special Permit Application** **PH 10/28/13**
Marbridge Retirement Center **PH 11/13/13**
665 & 655 West Main Street **MAD 01/17/14**
Assisted Living Convalescent Homes
And the Like.
Sec. 30. Sch. A., Item 7.F
CONTINUED TO NOVEMBER 25, 2013

4. **Zone Text Change Petition** **PH 10/28/13**
Ball & Socket Arts Inc. **PH 11/13/13**
To amend Special Adaptive Reuse **MAD 01/17/14**
Development District
Section 45.A.12
To add flexibility to the Special Adaptive
Reuse Regulation
CONTINUED TO NOVEMBER 25, 2013

5. **Special Permit Application** **PH 10/28/13**
Karen A. Reims **PH 11/13/13**
27 East Ridge Court **MAD 01/17/14**
Two dwelling units into one dwelling
WITHDRAWN AND RESUBMITTED

6. **Special Permit Application** **PH 10/28/13**
Core Development LLC **PH 11/13/13**
589 South Main Street **MAD 01/17/14**
13 Unit Planned Residential Infill Development
TABLED UNTIL 12/09/13

VII. NEW BUSINESS

1. **Waiver request of Section 11.1 of the
Subdivision Regulations**
Karen A. Reims
27 East Ridge Court
**Requesting waiver of Section 5.6, CUL-DE-SAC
STREET OR DEAD END STREET, LIMITATIONS**
Subsection 5.6.1
SET FOR PUBLIC HEARING ON DECEMBER 9, 2013

2. **Special Permit Application**
Karen A. Reims
27 East Ridge Court
Two dwelling units in one dwelling.
SET FOR PUBLIC HEARING ON DECEMBER 9, 2013

3. **Earth Removal/Filling or Regrading Permit**
225 Blacks Road LLC
225 Blacks Road
SET FOR PUBLIC HEARING ON DECEMBER 9, 2013

4. **Site Plan Application**
225 Blacks Road LLC
225 Blacks Road
Contractor's warehousing and storage building
SET FOR PUBLIC HEARING ON DECEMBER 9, 2013

VIII. ADJOURNMENT

MOTION by Mr. Cobern; seconded by Mr. Dawson.

MOVED to adjourn the special meeting at 10:25 p.m.

VOTE The motion passed unanimously by those present.

Attest:

Marilyn W. Milton, Clerk

