

# PLANNING AND ZONING COMMISSION

P.O. Box 610, Southington, CT 06489  
(860) 276-6248



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Mary F. Savage-Dunham,  
AICP, Town Planner

David Lavallee  
Assistant Town Planner

Frank Vinci  
Zoning Enforcement Officer

## AGENDA

**August 3, 2010**  
**7:00 P.M.**

**Town Hall Council Chambers**  
**75 Main Street**

- 1. CALL TO ORDER**
- 2. ROLL CALL**
- 3. DETERMINATION OF QUORUM**
- 4. APPOINTMENT OF PZC COMMISSION REGULAR MEMBER**
- 5. APPROVAL OF MINUTES**
  - A. Regular meeting of July 6, 2010
- 6. BUSINESS MEETING**
  - A. Michael Zommer, Special Permit Application to modify existing approval to allow removal of existing wooded hillside, 25 Old Turnpike Road (SPU #486)
  - B. Format, LLC, Gerald Rediker, Michael and Linda Zommer and Southgate Management, LLC, Earth Excavation application for the removal of 46,600 cubic yards of material, property located at 301-303, 319, 323 Main Street, and 25 Old Turnpike Road (EE #130.1)
  - C. Mt. Southington, site plan application for the installation of new equipment, 396 Mt. Vernon Road (SPR #1574), *request for 65 day extension.*
  - D. Informal discussion: Interpretation of Section 13-10 4.C of the Southington Zoning Regulations
  - E. Request for approval under Section 8-24 for the Spring Street Sewer Interceptor Extension project (MR #451)
  - F. Michael Meade, site plan application to construct a parking area, property of Jim and Joe LaRosa, 72 Summer Street (SPR #1570)
  - G. Yarde Metals, site plan modification for reduction in building area, phasing, a change to fueling station and shifting water and sewer lines, 189 Newell Street (SPR #1524.2)
  - H. American Eagle Federal Credit Union, site plan modification to convert former dry cleaning business to a bank, 888 Queen Street (SPR #1576)

- I. Hubeny Farms, request for road acceptance of Hubeny Drive, from Mt. Vernon Road to its terminus, a total distance of 370 feet, subject to the posting of a maintenance bond in the amount of \$35,000 (S #1253)
- J. Donati Contracting, LLC, request for release of \$7,800 erosion and sedimentation bond, 109 Industrial Drive (SPR #1500)
- K. Flanders Green – Darling Meadows, request for release of \$1,300 erosion and sedimentation bond, Darling Street (SPR #847)
- L. Mohawk Northeast, request for release of \$2,000 erosion and sedimentation bond, 170 Canal Street (SPR #1509)
- M. D & D Automotive, release of \$1,000 erosion and sedimentation control and \$14,000 public improvement bond, 971 So. Main Street (SPR #1178)
- N. Seafood Restaurant, request for release of \$1,500 erosion and sedimentation bond, 264 Queen Street (SPR #1268.2)
- O. Calco Construction, request for release of \$2,000 erosion and sedimentation bond for Phases 1 and 2 and release of the \$6,400 erosion and sedimentation bond for Phase 3, Cider Mill Estates (S #1192)
- P. Twinco Corp., request for release of \$148,000 earth excavation bond for BJ's Phase 2 (EE #127)
- Q. Biodiesel, request for release of \$1,000 erosion and sedimentation bond and \$1,800 earth excavation bond, 102 West Center Street (SPR #1559 / FF #219)
- R. Laurelwood Estates, reduction of subdivision bond for Phase I from \$215,000 to a new amount of \$115,000 (S #1221.2)
- S. AES, request for release of \$18,000 erosion and sedimentation bond, 132 Townline Road (SPR #1477)
- T. Automaster, 1217 Queen Street, calling of bonds (SPR #1548)

**7. ITEMS TO SCHEDULE FOR PUBLIC HEARING**

- A. S. Carpenter Construction, resubdivision application, 201 Lazy Lane and 115, 18 and 59 Triano Drive (S #1211.3), *to be determined*.
- B. Lovley Development, Inc., application for 12 lot open space subdivision, Pacer Lane, (Assessor's Map 050, Parcel 96), (S #1279), *September 7*
- C. DBF, LLC and Bango, LLC, earth excavation application for the removal of approximately 160,438 yards of material, property located at West Pines Drive and Sandy Pines Dr (Assessor's Maps 143 and 154, Parcels 16 and 2 (EE #132), *September 7*
- D. DBF, LLC and Bango, LLC, 28 lot subdivision application, West Street, West Pines Drive and Sandy Pine Drive, Assessor's Maps 143 and 154, Parcels 16 and 2 (S #1280), *to be determined*

**8. ADMINISTRATIVE REPORTS**

**9. RECEIPT OF NEW APPLICATIONS**

**10. ADJOURNMENT.**