

PLANNING AND ZONING COMMISSION

196 North Main Street, Southington, CT 06489
(860) 276-6248



Michael DelSanto, Chair
Paul Chaplinsky, Vice-Chair
Steve Kalkowski, Secretary
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Ryan Rogers, Alternate

Robert A. Phillips, MS, MPA, AICP
Director of Planning and
Community Development

David Lavalley
Assistant Town Planner

Matthew Reimondo
Zoning Enforcement Officer

**** REVISED AGENDA ****

**Tuesday, January 7, 2014
7:00 P.M.**

**Municipal Center Assembly Room
196 North Main Street**

1. CALL TO ORDER

2. ROLL CALL

3. DETERMINATION OF QUORUM

4. APPOINTMENT OF ALTERNATES

5. APPROVAL OF MINUTES

A. Regular meeting of December 3, 2013

6. PUBLIC HEARINGS

A. B & R Corporation, Special Permit Use Application for the construction of multiple buildings on one lot to facilitate the development of a volume reduction plant including anaerobic digestion and clean wood processing, 49 DePaolo Drive (SPU #531), *cont. from Dec 3*

B. Request for change of zoning district boundary, Wonx Spring Road, Map 62, Parcel 142 from I-1 to R-12 (ZC #544)

C. Estate of Barbara Gugliotti, resubdivision application for 4 lots (plus existing house lot) Glenwood Park Road, Assessor's Map 64, Parcel 106, (S #1301)

7. BUSINESS MEETING

A. B & R Corporation, Special Permit Use Application for the construction of multiple buildings on one lot to facilitate the development of a volume reduction plant including anaerobic digestion and clean wood processing, 49 DePaolo Drive (SPU #531)

B. Request for change of zoning district boundary, Wonx Spring Road, Map 62, Parcel 142 from I-1 to R-12 (ZC #544)

C. Estate of Barbara Gugliotti, resubdivision application for 4 lots (plus existing house lot) Glenwood Park Road, Assessor's Map 64, Parcel 106, (S #1301)

- D. Magnoli Enterprises, Inc., 1 lot resubdivision application, property of Ann Griffin Egan, Trustee, et al, Loper Street, Map 158, Parcel 051 (S #1300)
- E. William and Jerry Blocher, 20 lot subdivision application, Steeplechase Drive (Map 56, Parcel 42) (FF #242/S #1298)
- F. **Lovley Development, Inc., 94 lot open space subdivision application, 300 Welch Road (S #1302)
- G. Bagno, LLC, request for 2 year extension of approval, West Street (Map 143, Parcel 16) (EE #137)
- H. Wonk Road Partnership, LLC, request for 90 day extension to file mylar, Wonx Spring Road (S #1295)
- I. Twinco Corp, request for release of \$72,000 Bond in Lieu of Site Plan Compliance, Spring Street, BJ's Warehouse (SPR #1551)
- J. Twinco Corp., request for release of \$10,000 E & S Bond, Spring Street, BJ's Warehouse (SPR #1551)
- K. Beacon Electric, request for release of \$3,100 E & S Bond, 298 Clark Street (SPR #1604)
- L. Beacon Electric, request for release of \$3,000 Public Improvement bond, 298 Clark Street (SPR #1604)
- M. Lovley Development, release of \$50,000 subdivision bond, Trotter's Crossing (S #1279)
- N. Blocher Farm Estates, release of \$18,900 Public Improvement Bond, Southington Ridge, (S #1270)
- O. Blocher Farm Estates, reduction of Phase I subdivision bond from \$577,000 to a new amount of \$213,900, Southington Ridge (S #1270)
- P. Blocher Farm Estates, reduction of Phase II subdivision bond from \$780,000 to a new amount of \$270,864, Southington Ridge (S #1290)
- Q. CT Land and Home, LLC, reduction of E & S bond from \$19,000 to a new amount of \$5,000, 790 Meriden Avenue (Fieldstone Subdivision) (S #1281)
- R. Et Al, LLC, release of \$10,000 maintenance bond, 474 Mill Street and John Street (St. John's Place) (S#1283)

8. PLAN OF CONSERVATION AND DEVELOPMENT

9. ITEMS TO BE SCHEDULED FOR PUBLIC HEARING

10. ADMINISTRATIVE REPORTS

11. RECEIPT OF NEW APPLICATIONS

12. EXECUTIVE SESSION re: Real Estate

13. ADJOURNMENT.