

# PLANNING AND ZONING COMMISSION

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



Michael DelSanto, Chair  
Paul Chaplinsky, Vice-Chair  
Jennifer Clock, Secretary  
Susan Locks  
James Morelli  
James Sinclair  
Theodore Cabata, Alternate  
Joe Coviello, Alternate  
Robert Hammersley, Alternate  
Ross Hart, Alternate

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

David Lavalley  
Assistant Town Planner

Matthew Reimondo  
Zoning Enforcement Officer

## AGENDA

**Tuesday, March 7, 2017  
7:00 P.M.**

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

- 1. CALL TO ORDER**
- 2. ROLL CALL**
- 3. DETERMINATION OF QUORUM**
- 4. APPOINTMENT OF COMMISSIONER**
- 5. APPROVAL OF MINUTES**
  - A. Regular meeting of February 7, 2017
- 6. PUBLIC HEARINGS**
  - A. Lovley Development, Inc., Modification of Special Permit approval to add additional building, 1095 West Street (Map 131, Parcel 43), in a B zone (SPU #573)
  - B. Dale and Eva Humphries, Special Permit Application for parent/grandparent apartment, 157 Aspen Way, property owned by AA Denorfia Building & Development, LLC, in an R-20/25 zone (SPU #574)
  - C. Gary Salvatore, Special Permit Application for parent/grandparent apartment, 183 Hobart Street, property owned by Sean and Chelsea Salvatore, in an R-20/25 zone (SPU #575)
  - D. ARC of Southington, special permit application for modification to existing municipal building and parking lot, 201 West Main Street, property owned by the Town of Southington, in an R-12 zone (SPU #576)

**7. BUSINESS MEETING**

- A. Lovley Development, Inc., Modification of Special Permit approval to add additional building, 1095 West Street (Map 131, Parcel 43), in a B zone (SPU #573)
- B. Lovley Development, Inc., site plan modification to show additional building, 1095 West Street (Map 131, Parcel 43), in a B zone (SPR #1513.3)
- C. Dale and Eva Humphries, Special Permit Application for parent/grandparent apartment, 157 Aspen Way, property owned by AA Denorfia Building & Development, LLC, in an R-20/25 zone (SPU #574)
- D. Gary Salvatore, Special Permit Application for parent/grandparent apartment, 183 Hobart Street, property owned by Sean and Chelsea Salvatore, in an R-20/25 zone (SPU #575)
- E. ARC of Southington, special permit application for modification to existing municipal building and parking lot, 201 West Main Street, property owned by the Town of Southington, in an R-12 zone (SPU #576)
- F. ARC of Southington, site plan application for proposed building addition and parking lot expansion, 201 West Main Street, property owned by the Town of Southington, in an R-12 zone (SPR #1728)
- G. Zoning Text Amendment of Lovley Development for proposed revisions to Sections 11-14.2, 11-14.3, and 11-14.4 of the Town of Southington Zoning Regulations (ZA #590), *tabled from February 7*
- H. Briarwood Real Estate Limited Partnership, 4 lot subdivision application, 2278 Mount Vernon Road, in an R40 and R80 zone (S #1316)
- I. 405 Queen, LLC, 3 lot subdivision application, 405 Queen Street, in a B and R-20/25 zone, (S #1314.1)

**8. ADMINISTRATIVE ITEMS**

- Discussion of possible rezoning of Upson, Chaffee and Stoughton Lane

**9. ITEMS TO BE SCHEDULED FOR PUBLIC HEARING**

- Zone Text Amendment, revisions to Section 6 – Floodplain Zoning (ZA #591), *April 4*

**10. RECEIPT OF NEW APPLICATIONS**

**11. ADJOURNMENT**