PLANNING AND ZONING COMMISSION

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

Michael DelSanto, Chair
Paul Chaplinsky, Vice-Chair
Jennifer Clock, Secretary
Robert Hammersley
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James Morelli
Dagmara Scalise
Theodore Cabata, Alternate
Joe Coviello, Alternate
Ross Hart, Alternate
Peter Santago, Alternate

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

David Lavallee
Assistant Town Planner

Matthew Reimondo
Zoning Enforcement Officer

AGENDA

Tuesday, March 20, 2018
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. APPROVAL OF MINUTES

A. Regular meeting of March 6, 2018

5. PUBLIC HEARING ITEMS

A. William Wells, Special Permit application to construct a garage which will bring the total number of garage spaces to in excess of three, property located at 15 Hawks Nest Drive, in an R-80 zone (SPU #593)

B. Robert Ludecke, Special Permit application to construct a carport which would bring the total number of garage spaces to in excess of three, property located at 61 Norton Street, in an R-20/25 zone (SPU #594)

C. Praveen Dhulipalla, Special Permit application for a medical marijuana dispensary, property owned by 995 Queen, LLC, located at 995 Queen Street, in a B zone (SPU #592), *continued from March 6*

6. BUSINESS MEETING

A. William Wells, Special Permit application to construct a garage which will bring the total number of garage spaces to in excess of three, property located at 15 Hawks Nest Drive, in an R-80 zone (SPU #593)

B. Robert Ludecke, Special Permit application to construct a carport which would bring the total number of garage spaces to in excess of three, property located at 61 Norton Street, in an R-20/25 zone (SPU #594)

C. Praveen Dhulipalla, Special Permit application for a medical marijuana dispensary, property owned by 995 Queen, LLC, located at 995 Queen Street, in a B zone (SPU #592), *tabled from March 6*

D. Praveen Dhulipalla, site plan application for a medical marijuana dispensary, property owned by 995 Queen, LLC, located at 995 Queen Street, in a B zone (SPR #1744), *tabled from March 6*

E. Winterfell Holding, LLC, site plan application to construct business offices and associated parking lot, property located at 1248 Meriden-Waterbury Turnpike, in a B zone (SPR #1745), *tabled from March 6*

F. John Formatto, flood plain filling application to provide parking lot, property owned by 474 North Main, LLC, located at 464 and 474 North Main Street, in a B zone (FF #257)

G. John Formatto, site plan application to combine parcels and expand paved parking lot, property owned by 474 North Main, LLC, located at 464 and 474 North Main Street, in a B zone (SPR #1746)

7. ADMINISTRATIVE ITEMS

8. REGIONAL PLANNING COMMISSION UPDATE

9. ITEMS TO SCHEDULE FOR PUBLIC HEARING

- James D. and Joyce Voisine, special permit application to allow operation of a consignment/ antique business with outdoor display of inventory during business hours, and seeking outdoor storage in rear of building within allowable footprint/distance from building, 1126 Queen Street, in a B zone (SPU #595), *April 3*

- About Wellness, LLC, special permit application for a medical marijuana dispensary, 30 Knotter Drive, owned by Napoli Associates, LLC, in a B zone (SPU #596), *April 3*

- Wayne L. Lukonis, special permit application for a garage in excess of three spaces, 23 Mount Vernon Road, in an R-20/25 zone (SPU #597), *April 17*

10. RECEIPT OF NEW APPLICATIONS

11. EXECUTIVE SESSION to discuss pending litigation

12. ADJOURNMENT