

PLANNING AND ZONING COMMISSION

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



Michael DelSanto, Chair
Paul Chaplinsky, Vice-Chair
Jennifer Clock, Secretary
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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

**Tuesday, July 17, 2018
7:00 p.m.**

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

AGENDA

1. CALL TO ORDER

2. ROLL CALL

3. DETERMINATION OF QUORUM

4. APPROVAL OF MINUTES

A. Regular meeting of June 19, 2018

5. PUBLIC HEARINGS

A. Shawn Raymond, Special Permit Application for a parent/grandparent apartment on property located at 114 Woodland Drive, zoned R-20/25 (SPU #603)

B. Phyllis Califano, Special Permit Application to construct a garage which will bring the total number of garage spaces in excess of three, property located at 110 Saddlebrook Path, in an R-40 zone (SPU #604)

C. Southington Water Department, Special Permit Application to construct a new 65-ft water storage tank and a 120-ft tall communications tower, including demolition of existing water storage tanks, new communications buildings and site work, property located at 435 and 471 (rear) Mill Street, in zones R-20/25 and R-12 (SPU #605)

D. Shannon Knudsen, Special Permit Application to increase the number of children allowed in a day care from 16 to a maximum of 36, Village Green Nursery School, property owned by First Congregational Church, located at 37 Main Street in a CB zone, (SPU #606)

6. BUSINESS MEETING

- A. Shawn Raymond, Special Permit Application for a parent/grandparent apartment on property located at 114 Woodland Drive, zoned R-20/25 (SPU #603)
- B. Phyllis Califano, Special Permit Application to construct a garage which will bring the total number of garage spaces in excess of three, property located at 110 Saddlebrook Path, in an R-40 zone (SPU #604)
- C. Southington Water Department, Special Permit Application to construct a new 65-ft water storage tank and a 120-ft tall communications tower, including demolition of existing water storage tanks, new communications buildings and site work, property located at 435 and 471 (rear) Mill Street, in zones R-20/25 and R-12 (SPU #605)
- D. Southington Water Department, site plan application to construct a new 65-ft water storage tank and a 120-ft tall communications tower, including demolition of existing water storage tanks, new communications buildings and site work, and requesting a waiver of the communications tower fall radius requirement, property located at 435 and 471 (rear) Mill Street, in zones R-20/25 and R-12 (SPR #1760)
- E. Shannon Knudsen, Special Permit Application to increase the number of children allowed in a day care from 16 to a maximum of 36, Village Green Nursery School, property owned by First Congregational Church, located at 37 Main Street in a CB zone, (SPU #606)
- F. Request for reduction of subdivision bond to a new amount of \$125,100, LaCourse Pond Estates (S #1315)
- G. Informal discussion – Mission BBQ

7. REGIONAL PLANNING COMMISSION UPDATE

8. ADMINISTRATIVE ITEMS

9. ITEMS TO SCHEDULE FOR PUBLIC HEARING

- Prosperity Park Condo Association, Special Permit Application for re-approval of buffer modification on the south side of the complex, 30 Prosperity Court (SPU #435.5), *August 21*

10. RECEIPT OF NEW APPLICATIONS

11. ADJOURNMENT