


TOWN OF SOUTHLINGTON
PLANNING AND ZONING COMMISSION
196 N. MAIN STREET, SOUTHLINGTON, CT 06489

To: Southington Planning and Zoning Commission
From: Rob Phillips; Dir. of Planning and Community Development
David Lavallee; Environmental Land Use Planner/Assistant Town Planner
Re: SPR #1821, Dunkin- 756 Main Street (rebuild w/drive thru)
Date: 5/13/21



Planning Department Checklist

1. The cover sheet should have the zoning map overlay.
2. All lighting should be LED and full cut-off.
3. Please inspect the sump of the existing catch basin.
4. All plantings shall be native in origin; does the site meet landscaping /parking space ratio (Sec. 12)?
5. Is employee parking off site? Adjacent? Is a path needed from the town lot?
6. It appears that 3 street trees will be required.
7. The H.C. space should be van accessible.
8. Signage approval will be separate.
9. Please ensure sight line is maintained with the landscape wall additions.
10. Please comment on the reasoning behind the extended parking lines (much greater than 18').
11. Will there be public access to interior bathrooms? They may be required under health/building codes nonetheless.
12. It appears that there is room only for 11 cars in the stack from the menu/ordering location to the street line. Confirmation that this meets state codes is required.
13. No amplified music should be located for patio use.
14. What are the proposed hours of operation?
15. Can a cupola, or similar treatment, be added for visual effect as this is a visible downtown renaissance area.
16. Please locate a bike rack as this location isn't far from the multi-use trail and will very

likely be utilized by bike users.

17. Please respond in writing.

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