

NEWINGTON TOWN PLAN AND ZONING COMMISSION

Wednesday, June 11, 2008

Conference Room 3

TOWN HALL

7:00 p.m.

A G E N D A

I. ROLL CALL

II. PUBLIC HEARINGS

- A. Petition 28-08 - 1096 Main Street, Roma Properties III, LLC, owner, Chad Kirby, applicant for “Goldburgers”, request for Special Permit Section 6.6 Liquor Use Restaurant, B-TC Zone District, waiver of minimum distance separation standards requested.
- B. Petition 30-08 – 512 Cedar Street, Cedarrock, LLC owner and applicant, attention: Nick Gallicchio, 2 Cinnamon Road, Newington, CT 06111, request for amendment of Petition 22-95 Special Exception, approved June 14, 1995, for recreational use volleyball courts to convert to in-ground swimming pool, PD Zone.
- C. Petition 31-08 – 1052 Main Street (Rear), Motta Investments owner, Salvatore Motta, 12 Cumberland Place, Rocky Hill, CT 06067, applicant, request for Special Exception Section 3.12.1, Restaurant Use, B-TC Zone District.
- D. Petition 32-08 – 1052 Main Street (Rear), Motta Investments owner, Salvatore Motta, 12 Cumberland Place, Rocky Hill, CT 06067, applicant, request for Special Permit for Liquor Use – Restaurant, B-TC Zone District, waiver of minimum separation distance requested.

III. PUBLIC PARTICIPATION (relative to items not listed on the Agenda-each speaker limited to two minutes)

IV. MINUTES

May 28, 2008 – Regular Meeting

V. COMMUNICATIONS AND REPORTS

VI. NEW BUSINESS

VII. OLD BUSINESS

- A. Petition 25-08 – 580 Church Street, Three Angels Seventh Day Adventist Church, owner and applicant, represented by James Cassidy, Hallisey, Pearson & Cassidy, Engineering Associates, 35 Cold Spring Road, Rocky Hill, CT 06067, Amendment of Special Exception Petition 03-05 “changes to architectural elevations”. Condition of approval granted March 23, 2005, R-20 Zone District. Public hearing closed May 28, 2008. Sixty five day decision period ends August 2, 2008.

- B. Petition 26-08 – 580 Church Street, Three Angels Seventh Day Adventist Church, owner and applicant, represented by James Cassidy, Hallisey, Pearson & Cassidy, Engineering Associates, 35 Cold Spring Road, Rocky Hill, CT 06067, Site Plan Modifications to Petition 04-05 approved March 23, 2005.
- C. Petition 20-08 – 29 Costello Place, Rafael Amaya Architects, applicant, DPP Investments, LLC owner, request for Site Modification to add to existing building PD Zone District. Postponed from May 28, 2008. Sixty five day decision period ends June 13, 2008.
- D. Petition 27-08 – 597 North Mountain Road, Hawthorne MBM, LLC owners, Sudhakar Nagardeolika, Architect, c/o Russell & Dawson, 330 Roberts Street, East Hartford, CT 06108-3654, applicant, request for Site Plan Modification, Section 5.3, to convert part of B & L Lighting Co. Building to office use. I Zone District. Sixty five day decision period ends July 19, 2008.

VIII. PETITIONS FOR SCHEDULING (TPZ June 25, 2008 and July 9, 2008)

IX. PUBLIC PARTICIPATION
(For items not listed on agenda)

X. REMARKS BY COMMISSIONERS

XI. STAFF REPORT

- A. Fennwyck Estates - Bond Release Report
- B. Accessory Apartment Draft #1
- C. 690 Cedar Street – National Welding Draft RFP Discussion
- D. 426 Hartford Avenue, LADA Motors requests extension for completion of Site Work to August 31, 2009.

XII. ADJOURNMENT

Submitted

Edmund J. Meehan, Town Planner