



TOWN PLAN AND ZONING COMMISSION
PUBLIC HEARING AND REGULAR MEETING
Wednesday, March 9, 2016

Town Hall Conference Room L-101
131 Cedar Street, Newington, CT 06111

7:00 p.m.

A G E N D A

- I. **PLEDGE OF ALLEGIANCE**
- II. **ROLL CALL AND SEATING OF ALTERNATES**
- III. **APPROVAL OF AGENDA**
- IV. **ZONING ENFORCEMENT OFFICER REPORT**
- V. **PUBLIC PARTICIPATION** (for items not listed on the Agenda; speakers limited to 2 minutes)
- VI. **REMARKS BY COMMISSIONERS**
- VII. **PUBLIC HEARING**
 - a. Petition #05-16: Zoning Map Amendment and Zoning Text Amendment (New Section 3.19A: TOD Overlay District). TPZ, applicant/contact.
 - b. Petition #09-16: Special Exception (Section 3.2.8: Charitable and Civic Event) for the annual "Farmers Market" at the Municipal Parking Lot. Town of Newington, owner; Val Ginn, 56 Farmingdale Road, Wethersfield CT, applicant/contact.
 - c. Petition #12-16: Special Exception (Section 3.2.8: Charitable and Civic Event) for the Charter Oak Firebirds' "Classic Car" event at 3120 Berlin Turnpike (Panera Bread). Charter Oak Firebirds, applicant; Newington VF LLC, owner; John Lyon, 174 Coe Avenue, East Haven CT, contact.
- VIII. **APPROVAL OF MINUTES**
 - a. Regular Meeting February 10, 2016
 - b. Regular Meeting February 24, 2016

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BY *Tanya D. Lane*
TOWN CLERK

IX. NEW BUSINESS

- a. Petition #08-16: Site Plan Approval at 712 Cedar Street (“Starbucks”). Fenn Road Associates LLC, owner/applicant; Attorney Mark Shipman, 433 S. Main Street Suite 319, West Hartford CT, contact.
- b. Discuss Rear Lot regulations.
- c. Discuss Food Truck approval process.

X. OLD BUSINESS

- a. Petition #03-16: TPZ Approval (Section 3.23.1: Accessory Outside Use) for Fireworks Tent Sale at 56 Costello Road (T-Bowl Lanes). Keystone Novelties Distributors LLC, applicant; CMB Inc., owner; Chris Cook, 201 Seymour Street, Lancaster PA, contact.
- b. Petition #11-16: TPZ Approval (Section 3.23.1: Outside Use) for Food Truck at 2199 Berlin Turnpike (S&N Discount Liquors). Ferida Mohammed, owner; Luis Vallejo, 26 Monte Vista Avenue, Newington CT, applicant/contact.

XI. PETITIONS FOR PUBLIC HEARING SCHEDULING

- a. Petition #06-16: Zoning Text Amendment (Sections 2 - 4). TPZ, applicant/contact.

XII. TOWN PLANNER REPORT

- a. Town Planner Report for March 9, 2016

XIII. COMMUNICATIONS

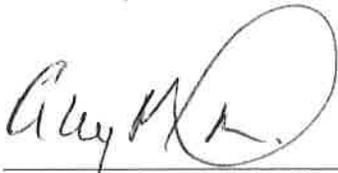
XIV. PUBLIC PARTICIPATION (for items not listed on the Agenda; speakers limited to 2 minutes)

XV. REMARKS BY COMMISSIONERS

XVI. CLOSING REMARKS BY THE CHAIRMAN

XVII. ADJOURN

Submitted,



Craig Minor, AICP
Town Planner