TOWN PLAN AND ZONING COMMISSION

PUBLIC HEARING AND REGULAR MEETING
Wednesday, May 11, 2016

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

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BY Tanya D Lenz
TOWN CLERK

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 #06-16: Zoning Text Amendment (Sections 1 - 4). TPZ, applicant/contact. Continued from April 27, 2016.

VIII. **APPROVAL OF MINUTES**

a. Regular Meeting on April 13, 2016

IX. **NEW BUSINESS**

a. Alumni Road Traffic Signal Committee Report

b. Petition #16-16: Sec. 8-24 Referral for Town Center Streetscape Program Phase VI (Constance Leigh Drive).

c. Petition #17-16: Site Plan Modification at 2355 Berlin Turnpike (McDonald's Restaurant). McDonald's USA, owner/applicant; Eric Dubrule, Bohler Engineering, 352 Turnpike Road, Southborough, MA, contact.

d. Performance Bond Release at 2897 Berlin Turnpike (Firestone Complete Auto Care).

e. TPZ application fees.

X. OLD BUSINESS

a. Petition #15-16: TPZ Approval (Section 3.23.1: Accessory Outside Use) for Fireworks Tent Sale at 2985 Berlin Turnpike ("Turnpike Plaza"). TNT Fireworks, applicant; Brixmor Property Group, owner; Tatiana DeJesus, 46 Douglas Avenue, Yonkers NY, contact.

XI. PETITIONS FOR PUBLIC HEARING SCHEDULING

a. Petition #18-16: Special Permit (Section 6.2.4: Freestanding Sign) at 177 Day Street (Newington Veterinary Clinic). Sign Pro Inc., applicant; 177 Day Street LLC, owner; Robert Kuszpa, Sign Pro Inc., 60 Westfield Drive, Plantsville CT, contact.

XII. TOWN PLANNER REPORT

a. Town Planner Report for May 11, 2016

XIII. COMMUNICATIONS

a. CRCOG Zoning Amendment Reports

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