



TOWN PLAN AND ZONING COMMISSION
PUBLIC HEARING AND REGULAR MEETING
Wednesday, September 14, 2016

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

7:00 p.m.

CORRECTED A G E N D A

RECEIVED & RECORDED IN
NEWINGTON LAND RECORDS

2016 SEP -9 AM 9:03

- I. PLEDGE OF ALLEGIANCE
- II. ROLL CALL AND SEATING OF ALTERNATES
- III. APPROVAL OF AGENDA
- IV. PUBLIC PARTICIPATION (for items not listed on the Agenda; speakers limited to 2 minutes)
- V. ZONING ENFORCEMENT OFFICER REPORT
- VI. REMARKS BY COMMISSIONERS
- VII. PUBLIC HEARING
 - a. Petition #30-16: Zoning Text Amendment (Section 3.19B: Newington Junction TOD Overlay District). Town Plan and Zoning Commission, applicant. Continued from August 10, 2016.
 - b. Petition #33-16: Special Permit (Section 3.15.4: Drive Through Restaurant) at 3120 Berlin Turnpike (Panera Bread). Norr Architects, applicant; Newington VF LLC, owner; Bryan Slonski, 325 N. LaSalle Street, Chicago IL, contact. Continued from July 27, 2016.
 - c. Petition #38-16: Special Permit (Section 6.2.4: Free-Standing Business Signs) at 2288 Berlin Turnpike and Prospect Street. Parth Patel, owner; Hartford Sign & Design, applicant; Darin Senna, 328 Governor Street, East Hartford CT, contact.
- VIII. APPROVAL OF MINUTES
 - a. Regular Meeting of July 27, 2016
 - b. Special Meeting of August 10, 2016

IX. NEW BUSINESS

- a. Petition #34-16: Site Plan Modification (Drive-Through Lane) at 3120 Berlin Turnpike (Panera Bread). Norr Architects, applicant; Newington VF LLC, owner; Bryan Slonski, 325 N. LaSalle Street, Chicago IL, contact.

X. OLD BUSINESS

XI. PETITIONS FOR PUBLIC HEARING SCHEDULING

- a. Petition #39-16: Special Permit (Section 6.2.4: Free-Standing Business Sign) at 800 N. Mountain Road. St. Thomas Indian Orthodox Church, owner/applicant; Anoop Mathew, 11 Welles Lane, South Windsor CT, contact.
- b. Petition #40-16: Show Cause Hearing to Revoke Special Permit #03-04 at 174 Francis Avenue. American Muscle Inc., permittee.

XII. TOWN PLANNER REPORT

- a. Town Planner Report for September 14, 2016

XIII. COMMUNICATIONS

- a. CRCOG Zoning Reports to Berlin, Farmington, Hartford, and West Hartford TPZ.

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