

TOWN OF NEWINGTON  
**TOWN PLAN AND ZONING COMMISSION**

June 23, 2021 at 7:00 P.M.

This meeting will be presented as a Zoom Webinar/Meeting.  
Information on how to attend will be posted on the Town website at:  
<https://www.newingtonct.gov/virtualmeetingschedule>

**AGENDA**

- 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. REMARKS BY COMMISSIONERS
- VI. PUBLIC HEARING
  - A. Petition #30-21: Special Permit (Sec. 3.19.5) And Associated Site Plan To Allow The Demolition Of An Existing Car Wash And The Replacement Of The Car Wash With A New Gas/Convenience Store Including A Drive Through Restaurant At 129 Willard Ave, Applicant And Owner: Gibbs Oil Company, LTD, Contact: Kenneth R. Slater, Jr., Esq.

Documents:

[30-21 STAFF REPORT.PDF](#)  
[APPLICATION FOR SPECIAL PERMIT.PDF](#)  
[30-21 PLANS 129 WILLARD AVE.PDF](#)

- B. Petition #32-21: Subdivision Regulations Amendment At (Sec. 3.5.3) To Allow Creation Of 2 (Two) Interior Lots As Is Allowed By Newington Zoning Regulations, Applicant And Contact Newington TPZ.

Documents:

[STAFF MEMO SUBDIVISION REGULATIONS AMENDMENT.PDF](#)  
[APPLICATION SCAN 32-21.PDF](#)  
[PROPOSED TEXT 32-21.PDF](#)

VII. APPROVAL OF MINUTES

- A. 6-9-21 Minutes

Documents:

[TPZ MINUTES 06092021 REGULAR.PDF](#)

VIII. NEW BUSINESS

IX. OLD BUSINESS

- A. Petition #30-21: Special Permit (Sec. 3.19.5) And Associated Site Plan To Allow The Demolition Of An Existing Car Wash And The Replacement Of The Car Wash With A New Gas/Convenience Store Including A Drive Through Restaurant At 129 Willard Ave, Applicant And Owner: Gibbs Oil Company, LTD, Contact: Kenneth R. Slater, Jr., Esq.
- B. Petition #32-21: Subdivision Regulations Amendment At (Sec. 3.5.3) To Allow Creation Of 2 (Two) Interior Lots As Is Allowed By Newington Zoning Regulations, Applicant And Contact Newington TPZ.

X. PETITIONS FOR PUBLIC HEARING SCHEDULING

XI. TOWN PLANNER REPORT

A. Future Agenda Form

Documents:

[FUTURE AGENDA FORM 6-17-21.PDF](#)

XII. COMMUNICATIONS

A. DOT Letter

Documents:

[DOT LETTER.PDF](#)

B. Agreement Granting 65 Day Extension To 285 And 293 Connecticut Avenue Petitions

Documents:

[CONN AVE EXTENSION.PDF](#)

XIII. PUBLIC PARTICIPATION (For Items Not Listed On The Agenda; Speakers Limited To 2 Minutes)

XIV. REMARKS BY COMMISSIONERS

XV. CLOSING REMARKS BY THE CHAIRMAN

XVI. ADJOURN