

AGENDA
Planning & Zoning Commission Meeting
WEDNESDAY, October 15, 2014
Robert Earley Auditorium
Town Hall – 45 South Main Street
7:00 p.m.

Call to Order
Roll Call
Pledge of Allegiance

Approval of Minutes

EXECUTIVE SESSION

- 1a. Executive Session pursuant to Connecticut General Statutes Section 1-225(F), 1-200(6)(B) to discuss pending litigation re: Paradise Hills Vineyard & Winery

PUBLIC HEARINGS - 7:00 P.M.

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|----|--|---------|
| 1. | Zoning Regulation Amendment – Rental Housing Opportunity District/Ahearn | #503-14 |
| 2. | Zoning Map Change – R-18 to Rental Housing Opportunity District (RHOD)/Ahearn/ 88 Woodhouse Avenue and 58 (aka 88) Woodhouse Avenue | #504-14 |
| 3. | Resubdivision (2 lots)/Greene- D.H. Woronick Builders, LLC/336 Woodhouse Avenue | #103-14 |
| 4. | Resubdivision (16 lots)/ATA Realty, Inc./195 Chimney Hill Road | #105-14 |
| 5. | Special Permit (Excavation/Fill)/Wallingford Water and Sewer Divisions/ 1675 Whirlwind Hill Road | #410-14 |
| 6. | Special Permit (Retail/Restaurant)/Infinity Route 5, LLC/1094 North Colony Road | #411-14 |
| 7. | Special Permit (Faculty Housing – Educational Institution)/Choate-Rosemary Hall/ Rosemary Lane | #412-14 |

NEW BUSINESS

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|----|--|---------|
| 8. | Site Plan (building addition - approved Fire Department)/Town of Wallingford Fire Department/2 Kondracki Lane | #242-14 |
| 9. | Site Plan (728 sq.ft. accessory apartment)/Sinisgalli/26 Orlando Road | #244-14 |

OLD BUSINESS

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| 10. | Site Plan (addition – approved Auto Dealer/Repairer)/Wallingford Auto Park/ 485 North Colony Street | #236-14 |
| 11. | Site Plan (37 Dwelling Units)/Ahearn/88 Woodhouse Avenue and 58 (aka 88) Woodhouse Avenue | #237-14 |
| 12. | Subdivision (3 lots)/Bevan/45 Martin Avenue and 44 Simpson Avenue | #102-14 |

SURVEY WAIVER REQUEST

13. Risani/13 Broad Meadow Road

EXTENSION REQUEST

- | | | |
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| 14. | Site Plan Extension (5 years)/Verna Developers/2 Fairfield Boulevard | #201-10 |
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BOND RELEASES AND REDUCTIONS

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| 15. | Maplewood Construction/Preston Drive | #101-09 |
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REPORTS OF OFFICERS AND STAFF

- 16. Administrative Approvals
 - a. Site Plan/Rocha (Dunkin Donuts)/694 North Colony Road #238-14
 - b. Site Plan/Masonic Healthcare Center/22 Masonic Avenue #239-14
 - c. Site Plan/Connecticut Food Bank/2 Research Parkway #240-14
 - d. Site Plan/Deptula (Wallingford Public Schools)/142 Hope Hill Road #241-14
 - e. Change of Use/Thomas/189 Ward Street #310-14
 - f. Change of Use/Academy Di Capelli/950 Yale Avenue #311-14
- 17. ZBA Decisions of September 15, 2014
- 18. ZBA Legal Notice for October 20, 2014
- 19. Zoning Enforcement Log

“Individuals in need of auxiliary aids for effective communication in programs and services of the Town of Wallingford are invited to make their needs and preferences known to the ADA Compliance Coordinator at 203-294-2070 five (5) days prior to meeting date.”