

ENFIELD PLANNING AND ZONING COMMISSION
REGULAR MEETING

AGENDA

THURSDAY, MAY 9, 2019 – 7:00 p.m.
ENFIELD TOWN HALL - COUNCIL CHAMBERS
820 ENFIELD STREET - ENFIELD, CT

2019 MAY -3 PM 1:20
RECEIVED
ENFIELD TOWN CLERK

1. **Call to Order & Pledge of Allegiance**

2. **Fire Evacuation Announcement**

3. **Roll Call**

4. **Approval of Minutes**

- April 25, 2019 - Regular Meeting

5. **Public Participation**

6. **Bond Release(s)**

7. **Old Business**

Public Hearing(s)

- a. **PH# 2939** – 2 Enfield Street – Special Use Permit application for a 1,900 square foot new restaurant/bakery with a drive thru, outdoor dining patio, and internally lit freestanding sign located within the King Street/Enfield Street Design District; Pride Limited Partnership, owner/applicant; Map 35/Lot 107; BL Zone. (DoR: 3/28/2019; MCPH: 5/30/2019)

Site Plan Review(s)

- b. **SPR# 1774** – 25 Hazard Avenue – Site Plan Review application for modifications to the originally approved site plan under PH# 2929; AAA Club Alliance, Inc., applicant; Paramount Realty Services, Inc., owner; Map 045/Lot 0008; BR Zone. (DoR: 4/11/2019; MAD: 6/15/2019)

8. **New Business**

Site Plan Review(s)

- a. **SPR# 1776** – 138 South Road – Site Plan Review application for a new reptile education center; TD Realty Ventures, LLC., owner/applicant; Map 55/Lot 9; BL Zone. (DoR: 4/25/2019; MAD: 6/29/2019)
- b. **SPR# 1778** – 80 Shaker Road – Request for a waiver of the required sidewalk provision; Frank Camerota, owner/applicant; Map 76/Lot 185; I-1 Zone. (DoR: 4/25/2019; MAD: 6/29/2019)

9. **Other Business**

Text Amendments

- a. Planned Senior Life Community Regulations
- b. Outdoor Dining Patios – Outdoor Audio Systems
- c. Places of Worship

10. **Correspondence**

11. **Commissioner's Correspondence**

12. **Director of Planning Report**

13. **Authorization for Administrative Approvals**

- a. **SPR# 1777** – 46 High Street – Site Plan Review application for a retail vape store; Jeff Foss, owner; Justin Woodstock, applicant; Map 24/Lot 103; TD-5 Zone. (DoR: 4/25/2019; MAD: 6/29/2019)

14. **Applications to be Received**

- a. **PH# 2941** – 359 Hazard Avenue – Special Use Permit application for a medical office to be located on the first floor of the building within a Limited Office Overlay Zone; 359 Hazard Avenue, LLC. (Constantinos Constantinou), owner/applicant; Map 92/Lot 1; HV33 Zone; Limited Office Overlay Zone; Hazardville Design District Overlay Zone. (DoR: 5/9/2019; MOPH: 7/13/2019)

15. Opportunities/Unresolved Issues

16. Adjournment

Note: Next Regular Meeting is May 23, 2019.

By: Charles Duren, Chairman; Richard Szewczak, Secretary