

ENFIELD PLANNING AND ZONING COMMISSION
LIVE MEETING
AGENDA
THURSDAY APRIL 14, 2022 – 7:00 PM
ENFIELD TOWN HALL - COUNCIL CHAMBERS
820 ENFIELD STREET - ENFIELD, CT

You may watch the meeting live on YouTube at <https://youtu.be/08CAUiglZXw>

2022 APR - 8 AM ID: 16
Meredith Hamble
Comm. TC

1. **Call to Order & Pledge of Allegiance**
2. **Fire Evacuation Announcement**
3. **Roll Call**
4. **Approval of Minutes**
 - a. March 24, 2022 – Regular Meeting
5. **Zoning Enforcement Report**
6. **Town Attorney Report**
7. **Public Participation**
8. **New Public Hearings**
 - a. **PH# 3031** – 33 Palomba Dr – Special Use Permit Application to replace the pylon sign; Sign Techniques Inc, Tracy Janik, Applicant; Manchem LLC, Owner; Map 57/Lot 343; BR Zone.
 - b. **PH# 3032**– 7 Anngina Dr – Application requesting a 2-lot resubdivision; Robie Realty, LLC Applicant/Owner; Map 82/Lot 56; I-1 Zone.
 - c. **PH# 3033** – 95 High St – Special Use Permit application to host a special event; Cutbertu Chavez, Applicant; Molina’s Plaza LLC, Owner; Map 25/Lot 6; TD-5 Zone.
 - d. **PH# 3035**- 37 Sandpiper Road- Special Use Permit Application for an accessory apartment; Michelle Canevari, Applicant/Owner; Map 89/ Lot 15; R-44 Zone.
9. **Old Public Hearings**
10. **New Business**
 - a. **8-24 Referral** – 92 Main Street – Transfer of Town property
 - b. **SPR# 1889**- 95 Elm Street- Site Plan Modification for retail space with outdoor storage; Mark Swiderski, Applicant; Ocean State Job Lot of Enfield, LLC, Owner; Map 43/Lot 1; BR Zone.
11. **Old Business**
12. **Other Business**
 - a. Food Truck Regulations - **TABLED**
13. **Correspondence**
14. **Commissioner’s Correspondence**
15. **Director of Planning Report**
16. **Administrative Approval Report**
 - a. **SPR# 1887**- 54 Hazard Ave- Administrative Approval for two electric charging stations at Stop N’ Shop; Trent Suddeth, Applicant; Enfield Station, LLC, Owner; BR Zone.
 - b. **SPR# 1886** – 312 Hazard Ave – Administrative Approval to open a Physical Therapy office; Stacy Oliveira, Applicant; Hazardville Hotel LLC, Owner; Map 83/Lot 270; HVBL Zone.
17. **Applications to be Received**
 - a. **PH# 3024** – 100 Elm St – Modification request for an addition of a deli; Christopher Algoo, Applicant; Alliance Energy, LLC, Owner; Map 43/Lot 15; BR Zone.

- b. **PH# 3034MA** – 1706 King St – Application for a zone change from Business General to Industrial-1; Josh Sullivan, Applicant; Burlington Coat Factory Warehouse Corporation, Owner; Map 14/Lot 26; BG Zone
- c. **PH# 3037** – 50 Weymouth Rd – Special Use Permit Application for a farm brewery; Charles Mastroberti, Applicant/Owner; Map 16/Lot 111; R-44 Zone.
- d. **PH# 3038** – 370 N. Maple Rd – Modification to replace the berm with a solid vinyl fence; Mayfield Place, LLC, Applicant/Owner; Map 78/Lot 30; MFHD Zone.
- e. **SPR# 1888** – 140-148 Hazard Ave – Request to replace the existing 1-story building with a 2-story building and to add an addition to the existing Cancer Center; Trinity Health of New England, Applicant; Johnson Memorial Hospital Inc., Owner; Map 65/ Lots 86-90; BP & R-44 Zones.

18. Opportunities/Unresolved Issues

19. Adjournment

Note: The next Regular Meeting is April 28, 2022. All materials are available for review on the Enfield Planning & Zoning Commission website: <https://www.enfield-ct.gov/707/Planning-Zoning-Commission>