



PLANNING AND ZONING COMMISSION

1019 Main Street, PO Box 150, Branford, CT 06405

Tel: (203) 488 - 1255, Fax: (203) 315 - 2188

AGENDA PLANNING & ZONING COMMISSION THURSDAY JANUARY 23, 2020 REGULAR MEETING 7:00 P.M. BRANFORD FIRE HEADQUARTERS 45 NORTH MAIN STREET

PUBLIC HEARINGS:

1. SP Development LLC-Applicant & Owner
21 Summit Place
Special Exception- Incentive Housing Overlay District Apts.
Application #19-10.2
A/R 10/3/19, PH continued to 1/23/20
2. SP Development LLC- Applicant & Owner
21 Summit Place
Zoning Map Amendment-CP to IHOD
Application #19-10.3
A/R 10/3/19 PH continued to 1/23/20
3. 165-195 Main Street Branford LLC c/o
Kevin Curry –Applicant & Owner
165 & 195 Main Street
Special Exception-Convenience Store
Application#19-10.10
A/R 11/7/19, PH opened 1/9/20, continued to 1/23/20
4. Vigliotti Construction c/o Frank Vigliotti-Applicant
Estate of Daniel P. Cosgrove c/o Susan Barnes- Owner
99 Todds Hill Road
Special Exception (Lot 4 of a 15 Lot ReSubdivision)
Application #19-12.4
A/R 1/9/20 & PH opened 1/9/20, continued to 1/23/20
5. Vigliotti Construction c/o Frank Vigliotti-Applicant
Estate of Daniel P. Cosgrove c/o Susan Barnes- Owner
99 Todds Hill Road
Special Exception (Lot 5 of a 15 Lot ReSubdivision)
Application #19-12.5

A/R 1/9/20 & PH opened 1/9/20, continued to 1/23/20

6. Vigliotti Construction c/o Frank Vigliotti-Applicant
Estate of Daniel P. Cosgrove c/o Susan Barnes- Owner
99 Todds Hill Road
Special Exception (Lot 6 of a 15 Lot ReSubdivision)
Application #19-12.6
A/R 1/9/20 & PH opened 1/9/20, continued to 1/23/20

7. Vigliotti Construction c/o Frank Vigliotti-Applicant
Estate of Daniel P. Cosgrove c/o Susan Barnes- Owner
99 Todds Hill Road
Special Exception (Lot 8 of a 15 Lot ReSubdivision)
Application #19-12.7
A/R 1/9/20 & PH opened 1/9/20, continued to 1/23/20

8. Vigliotti Construction c/o Frank Vigliotti-Applicant
Estate of Daniel P. Cosgrove c/o Susan Barnes- Owner
99 Todds Hill Road
Special Exception (Lot 9 of a 15 Lot ReSubdivision)
Application #19-12.8
A/R 1/9/20 & PH opened 1/9/20, continued to 1/23/20

9. Vigliotti Construction c/o Frank Vigliotti-Applicant
Estate of Daniel P. Cosgrove c/o Susan Barnes- Owner
99 Todds Hill Road
Special Exception (Lot 13 of a 15 Lot ReSubdivision)
Application #19-12.9
A/R 1/9/20 & PH opened 1/9/20, continued to 1/23/20

10. Vigliotti Construction c/o Frank Vigliotti-Applicant
Estate of Daniel P. Cosgrove c/o Susan Barnes- Owner
99 Todds Hill Road
ReSubdivision (15 lot)
Application #19-11.1
A/R 11/7/19 & PH opened 1/9/20, continued to 1/23/20

MINUTES: 1/9/2020

CORRESPONDENCE:

OLD BUSINESS:

1. Giumas LLC, c/o Massimo Liguori-Applicant & Owner
292 Leetes Island Road
Special Exception- Interior (Rear) Lot (Lot 3 of a 3 Lot Resubdivision)
Application # 19-10.9
A/R 10/17/19, PH closed 1/9/20, Tabled to 2/6/20

2. A. Secondino & Son, Inc.,c/o Alfred Secondino –Applicant
Bittersweet Partners LLC, & Alterra Holdings, LLC- Owners
779-803 East Main Street & 21 Sycamore Way
Special Exception – Laboratory Office
Application #19-12.1
A/R 12/5/19, PH set for 2/20/20

3. JK Partners- Applicant & Owner
470-478 East Main Street (Branford Motel etc.)
Special Exception- New Hotel (Hampton Inn)
Application #19-12.2
A/R 12/5/19, PH set for 2/6/20

4. Omega NCM,LLC &335 Benham Nevcapman,LLC.
c/o Justin Goldberg-Applicant & Owner
7-11 Mill Plain Road
Subdivision (3 Lot) & CAM
Application #19-12.3
A/R 1/9/20, Tabled to 1/23/20

5. Dave D’ Atri c/o Almr LLC-Applicant & Owner
4 Three Elms Road
Special Exception & CAM –Grading for a new Septic System
and minor renovations
Application #19-12.10
A/R 1/9/20 & PH set for 2/6/20

6. Roger M. Boissonneault –Applicant
Terri L. Boissonneault – Owner
27 Ferry Lane
Special Exception & CAM – Access drive for a
dock & driveway realignment
Application #19-12.12
A/R 1/9/20, PH set for 2/20/20

7. Giumas LLC, c/o Massimo Liguori-Applicant & Owner
292 Leetes Island Road
Subdivision Modification
Application #20-1.1
A/R 1/9/20, PH set for 2/6/20

8. Giumas LLC, c/o Massimo Liguori-Applicant & Owner
292 Leetes Island Road
Special Exception for a Common driveway
Application #20-1.2
A/R 1/9/20, PH set for 2/6/20

NEW BUSINESS:

1. RCR Enterprises, LLC, c/o Christopher Russo-
Applicant & Owner
61 East Industrial Road
Special Exception- Warehouse/Wholesale Business
Application #20-1.4
To be A/R and PH to be set
2. Anchor Reef-PDD/Master Plan Modification Informal Discussion
3. Day's Inn Property/Exit 55-new PDD Informal Discussion

OTHER BUSINESS:

1. Bond Establishment for 23 Laurel Street
2. Bone Release for 698 Main Street
3. Planner's Report