



# PLANNING AND ZONING COMMISSION

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1019 Main Street, PO Box 150, Branford, CT 06405  
Tel: (203) 488 - 1255, Fax: (203) 315 - 2188

## AGENDA PLANNING & ZONING COMMISSION THURSDAY, JANUARY 3, 2019 REGULAR MEETING 7:00 P.M. BRANFORD FIRE HEADQUARTERS 45 NORTH MAIN STREET

### PUBLIC HEARINGS:

1. Giumas LLC, c/o Giulio Liguori- Applicant & Owner  
155 Main Street  
Special Exception-Two Family Home  
**Application #18-12.2**  
**A/R 12/6/18 & PH set for 1/3/19**

### MINUTES: 12-6-18

### CORRESPONDENCE:

### OLD BUSINESS:

1. 26 Cherry Hill Road LLC.-Applicant & Owner  
26 Cherry Hill Road  
PDD Site Plan/Special Exception (Section 6.8; Grading & Earth Removal Activities) -  
Multi-Family Residential  
**Application #18-8.5**  
**A/R 9/6/18, PH opened 10/18/18 & Closed 12/6/18,**  
**Tabled from 12/6/18**
2. Jamie Brecciaroli-Applicant  
John Damato Jr.-Owner  
83 School Ground Road (Units 4 & 5)  
Special Exception-Automotive Repair  
**Application #18-12.3**  
**A/R 12/6/18 & PH set for 1/17/19**
3. Hamilton Bradford LLC, 49 Commercial Pkwy LLC, c/o  
Kris Shapiro (member)-Applicant & Owner  
49, 81-111 Commercial Parkway  
Zoning Map Amendment- BL to IG-2  
**Application #18-12.1**  
**A/R 12/6/18 PH set for 1/17/19 - WITHDRAWN**

4. Public Hearing regarding Draft 2019 Plan of Conservation & Development proposed for adoption and on file in the Town Clerk's office.

**PH set for 1/17/19**

**NEW BUSINESS:**

1. Sachem Capital Corp., c/o John Villano-  
Applicant & Owner  
698 Main Street  
Special Exception Modification-Minor change to approved building design  
**Application #18-12.5**  
**To be A/R, PH waiver requested**
2. Beacon Communities-Applicant  
Branford Housing Authority-Owner  
115 South Montowese Street (Parkside Village I)  
Zoning Map Amendment under CGS Section 8-30g (Affordable Housing Land Use Appeals) - **Application #17-9.5**  
Site Plan & Coastal Site Plan under CGS Section 8-30g (Affordable Housing Land Use Appeals) - **Application #17-9.6**  
Action to Modify decisions as directed by the State of Connecticut Superior Court decision regarding *Housing Authority of the Town of Branford, et al. v. Town of Branford Planning and Zoning Commission (Docket no. HHD-CV18-6091466-S)*
3. Zhi Lin Chen- Applicant  
1064 Main St. LLC, c/o Frank Vigliotti-Owner  
1064 Main Street  
Site Plan-Take out Restaurant  
**Application #18-12.6**  
**To be A/R**
4. Ricard Vancisin-Applicant  
Joseph & Elizabeth Vancisin-Owners  
Orchard Avenue (private road) and attached property  
Subdivision Modification  
**Application #19-1.1**

**OTHER BUSINESS:**

1. Election of Officers
2. Revised 2019 Meeting Schedule (March 21 meeting to be at Canoe Brook)
3. Planner's Report