



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, JUNE 1, 2017 REGULAR MEETING 7:00 P.M. BRANFORD FIRE HEADQUARTERS 45 NORTH MAIN STREET

REGULAR MEETING 7:00 P.M.

PUBLIC HEARINGS:

1. 26 Cherry Hill Road LLC-Applicant & Owner
26 Cherry Hill Road
Zoning Map Amendment/Master Plan Amendment-
PDD Modification
Application #17-3.2
A/R on 3/16/17, PH opened 4/20/17, PH continued from 5/18/17
2. Joel Laub- Applicant
LAM Properties (Thomas Holeva)-Owner
998 West Main Street
Special Exception- Car Sales
Application #17-5.1
A/R 5/4/17, PH set for 6/1/17
3. Wayne Sandford- Applicant
Branford Electric Railway Association-Owner
46-52 Alex Warfield Road
Special Exception & Coastal Site Plan - Wood Shop
Application #17-5.2
A/R 5/4/17, PH set for 6/1/17

MINUTES: 05-18-17

CORRESPONDENCE:

OLD BUSINESS:

1. 35 Jefferson Road LLC ,c/o Jeffrey Brandfon (member)-Applicant & Owner
35 Jefferson Road
Special Exception- Storage Trailer
Application #17-5.9
A/R 5/18/17, PH set for 6/15/17
2. William C. Lyons-Applicant
Barbara R. Lyons-Owner
190 Damascus Road
Special Exception-Interior Lot
Application #17-3.4
A/R on 4/6/17, PH opened 5/4/17, PH closed 5/18/17, continued from 5/18/17

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3. William C. Lyons-Applicant
Barbara R. Lyons-Owner
190 Damascus Road
Re-subdivision-One (Interior) Lot
Application #17-3.3
A/R on 4/6/17, PH opened 5/4/17, PH closed 5/18/17, continued from 5/18/17
4. Stonewall Lane Associates LLC.-
Charles F. Shelton Jr. (Managing Member)-Applicant
Andrew Porto-Owner
10 Cedar Street
Special Exception Modification- Office Building
Application #17-5.4
A/R 5/18/17, PH set for 6/15/17
5. KIOP Branford, LLC-Applicant & Owner
1025-1091 West Main Street
Site Plan Modification- New Lighting
Application #17-5.5
A/R 5/18/17, Tabled to 6/1/17
6. Michael J. Bennett, (Bennett & Smilas Associates, Inc.-Applicant
101 North Branford Rd., LLC-Owner
101 & 115 North Branford Road
Special Exception- Industrial Building
Application #17-5.7
A/R 5/18/17, PH set for 6/15/17
7. David I. Scheer-Applicant & Owner
2 Spring Rock Road
Coastal Site Plan Modification
Application #17-5.8
A/R 5/18/17, Tabled to 6/1/17

NEW BUSINESS:

1. Vincent Chiocchio-Applicant & Owner
157-171 Thimble Island Rd
Special Exception Modification-Multi Family Residence
Application #17-5.10
To be A/R, PH to be set or waiver request approved
2. CGS Section 8-24 Granting Exclusive Rights to utilize designated parking spaces on a public road at certain times of the day related to a proposed Settlement Agreement with respect to litigation concerning the Legacy Theatre, Inc. (Thimble Islands Road).
3. Request for a bond release of \$3,717.00 for site improvement work located at 17 Sound View Heights.
4. Leslie Greengard & Janice Blustein-Applicants & Owners
45A Cocheco Avenue
Coastal Site Plan
Application #17-5.11
To be A/R

5. Town of Branford- Applicant & Owner
185 Damascus Road
Special Exception-Intermediate School
Application #17-5.12
To be A/R, PH to be set

OTHER BUSINESS:

1. Planner's Report
2. R-1 Zoning Regulation Amendment Update