

CITY OF WEST HAVEN, CONNECTICUT

Planning & Zoning Commission

City Hall | 355 Main Street | West Haven, Connecticut 06516

Kathleen Hendricks, Chairman
John Biancur, Vice-Chairman
Christopher Suggs, Secretary
Steven R. Mullins, Commissioner
Gene F. Sullivan, Commissioner
Gregory Milano, Alternate

Stacie Hurley, Alternate
Debra A. Johnson, Alternate
Fred A. Messore, Commissioner of Planning and
Development
David Killeen, Assistant City Planner

AGENDA

The West Haven Planning & Zoning Commission will hold a Public Hearing and Regular Meeting on Tuesday, June 26, 2018, in the Harriet North Room, 2nd Floor, City Hall, 355 Main Street, West Haven, CT at 7:00 P.M. to consider the following:

CALL TO ORDER

ROLL CALL

PLEDGE OF ALLEGIANCE

APPROVAL OF MINUTES FOR June 12, 2018 Meeting

Public Hearing

1. **596 First Avenue.** Applicant seeks approval of a change of zone from the R3 (Multi-Family) Residential District to the Waterfront Design (WD) District, pursuant to Section 86 of the West Haven Zoning Regulations. Applicant: Juan Ysidro Fernandez. Owner: Unique Properties, LLC. File # ZM 18-015. (*Continued from June 12, 2018 Hearing.*)
2. **596 First Avenue.** Applicant seeks Special Permit approval of a Grocery Beer Liquor Permit for an existing convenience market in a proposed Waterfront Design (WD) District, pursuant to Sections 45 and 86 of the West Haven Zoning Regulations. Applicant: First Ave Delimart. Owner: Unique Properties, LLC. File # SP 18-016. (*Continued from June 12, 2018 Hearing.*)
3. **1 Atwood Place.** Applicant seeks Special Permit approval of a Restaurant Liquor Permit and Outdoor Dining in a Planned Residential Commercial (RCPD) District, pursuant to Sections 20.10, 45, 75, and 85 of the West Haven Zoning Regulations. Applicant: Robert Severino. Owner: Forest Manor LLC c/o Acorn. File # SP 18-017 and SR 18-018.
4. **857 Boston Post Road.** Applicant seeks Special Permit approval for Outdoor Dining in a Regional Business (RB) District, pursuant to Section 20.10 and 85 of the West Haven Zoning Regulations. Applicant: Quinne Wright. Owner: Bart Realty. File # SP 18-023.

Regular Meeting

1. Deliberation and Action on Public Hearing Items:

- a. **596 First Avenue.** Applicant seeks approval of a change of zone from the R3 (Multi-Family) Residential District to the Waterfront Design (WD) District. Applicant: Juan Ysidro Fernandez. Owner: Unique Properties, LLC. File # ZM 18-015.

- b. **596 First Avenue.** Applicant seeks Special Permit approval of a Grocery Beer Liquor Permit for an existing convenience market in a proposed Waterfront Design (WD) District. Applicant: First Ave Delimart. Owner: Unique Properties, LLC. File # SP 18-016.
 - c. **1 Atwood Place.** Applicant seeks Special Permit approval of a Restaurant Liquor Permit and Outdoor Dining in a Planned Residential Commercial (RCPD) District. Applicant: Robert Severino. Owner: Forest Manor LLC c/o Acorn. File # SP 18-017 and SR 18-018.
 - d. **857 Boston Post Road.** Applicant seeks Special Permit approval for Outdoor Dining in a Regional Business (RB) District. Applicant: Quinne Wright. Owner: Bart Realty. File # SP 18-023.
2. **Request for Outdoor Storage of Merchandise at Surf Shop at 200 Captain Thomas Boulevard**
 3. **Discussion of Priorities for Implementation of the Updated Plan of Conservation and Development (POCD)**
 4. **Staff Reports**
 5. **Other Business**
 6. **Adjourn**

Kathy Hendricks Chairman