

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

Debra A. Johnson, Alternate
Open Seat, 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, September 11, 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 August 14, 2018 Meeting

Public Hearing

1. **261 Platt Avenue.** Applications for approval of Special Permit, Site Plan Review and Coastal Site Plan Review to renovate an existing automobile service station into a gas station with convenience store, in a Neighborhood Business (NB) District, pursuant to Table 39.2, and Sections 71, 75, and 85 of the West Haven Zoning Regulations. Applicant: United Energy Company. Owner: Wischert Management, LLC. File # SP 18-024, SR 18-025, and C SPR 18-026. *(Continued from the August 14, 2018 hearing.)*
2. **2-8 Ashburton Place.** Applications for approval of a Special Permit and Site Plan Review, including an Erosion and Sediment Control Plan, to permit the construction of a 16-unit multi-family housing development, pursuant to Tables 20.1 and 39.2 and Sections 74, 75 and 85 of the West Haven Zoning Regulations, in the Central Business District (CBD). Applicant/Owner: Bert Qubes, LLC. File # SP 18-033 and SR 18-034. *(Continued from the August 14, 2018 hearing.)*

Regular Meeting

1. Deliberation and Action on Public Hearing Items:

- a. **261 Platt Avenue.** Special Permit, Site Plan Review and Coastal Site Plan Review applications to renovate an existing automobile service station into a gas station with convenience store, in an NB District. Applicant: United Energy Company. Owner: Wischert Management, LLC. File # SP 18-024, SR 18-025, and C SPR 18-026. *(Continued from the August 14, 2018 hearing.)*
- b. **2-8 Ashburton Place.** Applications for approval of a Special Permit and Site Plan Review to permit the construction of a 16-unit multi-family housing

development in the Central Business District. Applicant/Owner: Bert Qubes, LLC. File # SP 18-033 and SR 18-034. *(Continued from the August 14, 2018 hearing.)*

c. **857 Boston Post Road.** Applicant seeks Special Permit approval for Outdoor Dining in an RB District. Applicant: Quinne Wright. Owner: Bart Realty. File # SP 18-023. *(Continued from the June 26, 2018 hearing, no hearing held on August 28, 2018.)*

2. **Discussion of Priorities for Implementation of the Updated Plan of Conservation and Development (POCD)**
3. **Staff Reports**
 - a. Discussion of Draft Regulations re: Marijuana Dispensaries/Facilities
4. **Other Business**
5. **Adjourn**

Kathy Hendricks Chairman