

# 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

Open, Alternate  
Joseph Vecellio, Alternate  
Catherine Conniff, Assistant City Planner

### AGENDA

**The West Haven Planning and Zoning Commission will hold a Regular Meeting and Public Meeting on Tuesday, April 13, 2021 at Cielo Banquet ( aka West Haven Italian American Club), 85 Chase Lane , West Haven, CT at 6:00 P.M.**

Please arrive early for Covid -19 Screening. The City will adhere to the CDC Guidelines. Masks are required to enter into the building. Hand sanitizer will be available at the front entrance and sanitized wipes will be located at the podium. All will be escorted to assign seats which will be an accepted social distance (6'). **During the meeting, the following items will be considered:**

CALL TO ORDER

ROLL CALL

PLEDGE OF ALLEGIANCE

APPROVAL OF MINUTES FOR Regular and Public Meeting of February 23, 2021

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### Public Hearing

**446 Ocean Avenue:** Application for Special Permit to permit parking in the front yard. In the R2 (Single Family Detached Residence) district. Pursuant of section 60.7 and 85 of the City of West Haven Zoning Regulations. Owner/ Applicant David Giron: File: # SP 21-57

### Regular Meeting

**Deliberation on Public Hearing Item:** 446 Ocean Avenue File: # SP 21-57

### Public Hearing

**221 Bull Hill Lane** Application for Special Permit Liquor Package Permit in the NB (Neighborhood Business) district, Pursuant to Sections 45 and 85 of the West Haven Zoning Regulations .Owner: Nickerson Properties, LLC / Applicant Sunilkumar Patel File # SP 21-58

### Regular Meeting

**Deliberation on Public Hearing item:** 221 Bull Hill Lane: File # SP 21-58

**Public Hearing**

**1 Forest Road & 55 Forest Road:** A Special Permit and Site Plan to construct 13 new parking spaces on 55 Forest Road Property and the reconfiguration of 29 existing spaces on 1 Forest Road Property. 19 of the 42 combined parking spaces are located within the respected front yard for which a Special Permit is sought. The combined parking will serve the existing building located on 1 Forest Road (currently housing the Louis J. Piantino Branch Library) which will be relocated and repurposed for general office and medical office use. In the RCPD (Planned Residential Commercial) district, Pursuant to section 60.7, 75 and 85 of the City of West Haven Zoning Regulations. Owner: The city of West Haven with respect to 1 Forest Road, Applicant: Park Commons LLC, and its assigns as authorized agent for (I) the City of West Haven; and (ii) Raymond E. Spagone, Jr. and Frances Spagone. C/o Acorn Investors, LLC File # SP 21-59, SR # 21-60 & ESCP 21-61

**Regular Meeting**

**Deliberation on Public Hearing Item:** 1 Forest Road & 55 Forest Road

**Staff Reports**

**Other Business:**

**Adjournment**

Kathy Hendricks, Chairman