

TO: MEMBERS OF THE PLANNING AND ZONING COMMISSION

DATE: September 8, 2010

RE: **REGULAR MEETING – WEDNESDAY, SEPTEMBER 15, 2010**

The Planning and Zoning Commission will hold a Regular Meeting on Wednesday, September 15, 2010 at 7:30 p.m. in the Council Chambers of the Trumbull Town Hall, 5866 Main Street, Trumbull, CT.

AGENDA

PRIOR TO THE PUBLIC HEARING, AT 6:45 P.M., A PRE-APPLICATION DISCUSSION WILL BE HELD CONCERNING A POTENTIAL PROPOSAL FOR A FULL-SERVICE RESTAURANT AT 5663 MAIN STREET.

PUBLIC HEARING

SPECIAL PERMIT

Application #10-31 – Elio and Nancy A. Boccuzzi, 654 Daniels Farm Road

Pursuant to Art. II, Sec. 1.2.2.7, Special Permit to construct an addition for use as an In-Law/Accessory Apartment.

ZONING AMENDMENT

Application #10-32 – Amending Art. I, Sec. 3 (Definitions), Art. I, Sec. 5.5 (Farms and Keeping of Livestock) and add Sec. 7.3 to Art. XIII (Sign Regulations) to clarify the

definition of a farm and temporary sign and include language to permit temporary signage to advertise the opening of a new business.

REGULAR MEETING

Acceptance of Minutes

Accept minutes from the August 18, 2010 Regular Meeting.

Pending Applications

August 8, 2010 Meeting

Application #10-28 – Amending Art. II, Sec. 2.1 (Design District) of the Zoning Regulations of the Town of Trumbull so as to revise various requirements and provisions of this overlay zone including allowing more than one office in a structure and permitting the rental of office space, as proposed by the Planning and Zoning Commission.

Application #10-29 – Amending the Zoning Map of the Town of Trumbull to expand the Design District located on lower Main Street to include the properties at 5070 Main St., 5066 Main St., 5056 Main St., 5050 Main St., 5048 Main St., 5042 Main St., 5036 Main St., 5030 Main St., 11 Botsford Pl., 5010 Main St., 4950 Main St., 5003 Main St., 5011 Main St., 5017 Main St., 5027 Main St., 3 Gorham Pl., 4 Gorham Pl., as proposed by the Planning and Zoning Commission.

Consider and act on pending applications from tonight's Public Hearing.

Request for Bond Release

Application #00-56 – James Fracker Construction, LLC
Site Bond - \$1,000.00

Application #07-13 – James Fracker Construction, LLC
Landscape Bond - \$6,000.00

Discussion

Proposed amendments to the zoning regulations relating to the processing of conforming signage.

Proposed amendments to the Planning and Zoning Fee Schedule to include a \$50.00 fee for Pre-Application Hearings.

By: Helen Granskog
Clerk of the Commission

**COMMISSION MEMBERS: PLEASE NOTIFY THE PLANNING AND ZONING
OFFICE AT 452-5044, IF YOU ARE UNABLE TO ATTEND**