



TOWN OF NORTH HAVEN

MEMORIAL TOWN HALL / 18 CHURCH STREET

NORTH HAVEN, CONNECTICUT 06473



REPLY TO:

PLANNING & ZONING COMMISSION

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January 31, 2020

TO: Vern E. Carlson, Chairman
E. Richard Wilson, Vice Chairman
Theresa Ranciato-Viele, Secretary
James J. Giulietti
Brian Cummings

Joseph M. Solimene, Alternate
Roderick Williams, Alternate
Paul J. Weymann, Alternate

AGENDA

There will be a meeting of the Planning & Zoning Commission on **Monday, February 3, 2020 at the North Haven Memorial Library, 17 Elm Street, in the Community Room at 7:00 p.m.** to consider the following applications:

PUBLIC HEARINGS:

1. #P19-37 Continuation of the Zone Change Application of Jarrett Rousseau, Applicant & Owner, relative to 8 & 10 Grasso Avenue, (Map 36, Lot 36 & Map 36, Lot 35). Plan Entitled: Existing Conditions Properties Located at #8 & 10 Grasso Avenue, North Haven, Connecticut. Prepared by: Criscuolo Engineering LLC. Dated: 4/16/2019. Scale: 1"=20'. R-20 Zoning District.
2. #P19-38 Application of Timothy J. Lee, Applicant, proposed Amendment to the North Haven Zoning Regulations to add Section 5.2.1.63 to permit retail store uses on Sackett Point Road between Route 5 and Universal Drive. The proposed amendment is on file in the Land Use Office and in the Office of the Town Clerk.
3. #P20-01 Subdivision Application of Robert Cerilli, Applicant, Robert & Vanessa Cerilli, Owners, for (3) three lots, relative to 77 & 83 North Hill Road, (Map 24, Lots 15 & 16). Plan Entitled: Proposed Subdivision, Properties Located at 77 & 83 North Hill Road, North Haven, Connecticut. Prepared by: Criscuolo Engineering LLC. Dated: 1/3/2020. Scale: 1"=30'. R-40 Zoning District.

In addition to the above public hearings, the below items will appear on the meeting agenda regarding a potential settlement in the matter of K Brothers, LLC v. Planning & Zoning Commission of Town of North Haven (Docket No. NNH-CV19-6093414-S), concerning the real property located at 224 Quinnipiac Avenue, North Haven, which is currently pending in New Haven Superior Court. Please note that public comment will be permitted.

1. Discussion of the status of the pending litigation in K Brothers, LLC v. Planning and Zoning Commission of Town of North Haven and potential settlement thereof based upon a proposed revised site plan, and possible action relating to same. A copy of the proposed revised site plan is on file at the Land Use Office located in the Town Hall Annex. Public comment will be permitted.
2. Consideration of whether to convene in executive session to discuss the status of pending litigation in K Brothers, LLC v. Planning and Zoning Commission of Town of North Haven and potential settlement thereof based upon a proposed revised site plan. A copy of the proposed revised site plan is on file at the Land Use Office located in the Town Hall Annex.

SITE PLANS:

4. #P20-02 Site Plan Application of CPD Group, Applicant, Fulton Forbes, Incorporated, Owner, relative to 384 State Street, (Map 34, Lot 97). Plan Entitled: Relocated Fuel Pump Island, 384 State Street, North Haven, CT. Prepared by: Godfrey/Hoffman Hodge, LLC. Dated: 01.08.2020. Scale: 1"=40'. CB-40/R-20 Zoning District.

DELIBERATION SESSION: - #P19-37, 8-10 Grasso Road
- #P19-38, Amendment
- #P20-01, 77 & 83 North Hill Road
- #P18-37, 224 Quinnipiac Avenue
- #P20-02, 384 State Street

OTHER: None

EXTENSIONS: None

BONDS: - #P17-22, 19 Timothy Drive
- #P94-72, Pine Hill Estates, Beach Street & North Hill Road
- #P96-44, 900 Universal Drive

CHANGE OF USE: - 39 McDermott Road
- 78 Rebesch Drive
- 380 Washington Avenue

CORRESPONDENCE: - Connecticut Federation of Planning and Zoning Agencies
Quarterly Newsletter, Winter 2020.
- ZEO Report

MINUTES: January 6, 2020

AJOURN