

TOWN OF SOUTH WINDSOR AGENDA

PLANNING & ZONING COMMISSION
PUBLIC HEARING / REGULAR MEETING

TUESDAY, NOVEMBER 12, 2019

COUNCIL CHAMBERS / MADDEN ROOM 7:00 PM

(Please call the Planning Department, 860-644-2511, ext. 253 if you will be absent)

PLEDGE OF ALLEGIANCE

PUBLIC HEARING / PUBLIC HEARING 7:00 PM

1. **Appl. 19-48P, Scannell Properties #405, LLC** – request for Special Exception to Section 4.4.5.E and Site Plan approval for an 182,000 sf distribution facility to include outdoor product storage, to be known as 240 Ellington Road Distribution Center, on property located at 240 Ellington Road, I-291 Corridor Development zone

REGULAR MEETING / MADDEN ROOM

CALL TO ORDER:

PUBLIC PARTICIPATION:

NEW BUSINESS: Discussion/Decision/Action regarding the following:

1. **Annual Organization Meeting**
 - a. Election of Officers
 - b. Review of Bylaws
 - c. Review of 2020 Meeting Dates
2. Request from Mannarino Builder Inc. - for a waiver to Section C 3.c(1) of the Subdivision Regulations for the extension of the Maskel Road a cul-de-sac (as a temporary cul de sac) to the northern property boundary on property located at 388 Abbe Road and 248 Maskel Road, RR and A-30 zone (narrative enclosed)
3. **Appl. 19-48P, Scannell Properties #405, LLC** – request for Special Exception to Section 4.4.5.E and Site Plan approval for an 182,000 sf distribution facility to include outdoor product storage, to be known as 240 Ellington Road Distribution Center, on property located at 240 Ellington Road, I-291 Corridor Development zone

BONDS: Callings/Reductions/Settings

MINUTES: 10/15/19 and 10/22/19

OLD BUSINESS: *see page 2*

APPLICATIONS OFFICIALLY RECEIVED:

1. **Appl. 19-52P, Evergreen Walk, LLC** – request to modify the Evergreen Walk General Plan of Development for a 161,000 +/- sf store on including a gas station on Unit 12 (combining retail sf originally shown on Units 4, 9, 12 and 13), on property located at 151 Buckland Road, Buckland Gateway Development Zone
2. **Appl. 19-53P, Kuhns Family Properties LLC** – request for renewal of a two year temporary and conditional permit for the storage of up to 50 campers on property located at L001 and L002 Schweir Road, I zone

OTHER BUSINESS:

CORRESPONDENCE / REPORTS:

ADJOURNMENT:

OLD / PENDING BUSINESS – APPLICATION STATUS

^ IWA/CC pend'g; * IWA/CC Granted; @ IWA/CC Denied; # ZBA pend'g; ! ZBA Granted; +Staff Approval pend'g

APP.	REC.		PH on	ACT by
19-47P	9/24/19	Design Professionals, Inc. – request for a Zoning Text Amendment to add new Article 4, Section 4.1.9 Sullivan Avenue Mixed-Use Development which includes Purpose, Site Design requirements, and General Standards to allow for compatible residential and commercial mixed-use developments to revitalize properties fronting on Sullivan Avenue; Modify Section 4.4.4A Permitted Commercial and Industrial Uses to allow for Mixed-Use Developments by Special Exception; Modify Table 4.1.6A Commercial and Industrial Area to add a 5 acre minimum and other bulk requirements	11/26/19	
19-48P	10/15/19	^Scannell Properties #405, LLC – request for Special Exception to Section 4.4.5.E and Site Plan approval for an 182,000 sf distribution facility to include outdoor product storage, to be known as 240 Ellington Road Distribution Center, on property located at 240 Ellington Road, I-291 Corridor Development zone	11/12/19	12/19/19
19-52P	11/12/19	Evergreen Walk, LLC – request to modify the Evergreen Walk General Plan of Development for a 161,000 +/- sf store on including a gas station on Unit 12 (combining retail sf originally shown on Units 4, 9, 12 and 13), on property located at 151 Buckland Road, Buckland Gateway Development Zone		1/16/20
19-53P	11/12/19	Kuhns Family Properties LLC - request for renewal of a two year temporary and conditional permit for the storage of up to 50 campers on property located at L001 and L002 Schweir Road, I zone		1/16/20