

Debrah W. Reid, ATC  
RECEIVED JUL 06 2023  
@ 8:45am

**TOWN OF SOUTH WINDSOR AGENDA**

**PLANNING & ZONING COMMISSION  
PUBLIC HEARING/REGULAR MEETING**

**TUESDAY, JULY 11, 2023  
COUNCIL CHAMBERS 7:00 PM**

**(Please call the Planning Department, 860-644-2511, ext. 2253 if you will be absent)**

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To view this meeting, please tune into Channel 16 if your provider is Cox Cable, or go to either:  
gmedia.swagit.com/live or live stream on Facebook at [www.facebook.com/SouthWindsor](http://www.facebook.com/SouthWindsor)

**PLEDGE OF ALLEGIANCE**

**PUBLIC HEARING**

1. **Appl. 23-23P Raghubinder Bajwa DBA Bajwa Aesthetics** – request for 5-year Major Home Occupation for a medical office on property located at 20 Oxford Drive, AA-30 zone.
2. **Appl. 23-25P The Metro Realty Management Corporation** – request for a zone change of approx. 4.82 acres from Buckland Gateway Development Zone to the Multifamily Assisted Housing (MAHZ) to include a portion of 240 Deming Street (4.82 ac) and a portion of 440 Buckland Road (.36 ac), including conceptual plan in accordance with Sec 7.22.2.A.

**REGULAR MEETING**

**CALL TO ORDER:**

**PUBLIC PARTICIPATION:**

**MINUTES:** 6/27/23

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

1. **Appl. 23-11P Industrial Flex Space** – request for site plan approval for 39,850 sf of “flex” space contained within in multiple buildings, on property located at 75 Connecticut Avenue, I zone.
2. **Appl. 23-23P Raghubinder Bajwa DBA Bajwa Aesthetics** – request for 5-year Major Home Occupation for a medical office on property located at 20 Oxford Drive, AA-30 zone.

**BONDS:** Callings/Reductions/Settings

**OLD BUSINESS:** *see page 2*

**APPLICATIONS OFFICIALLY RECEIVED:**

**OTHER BUSINESS:**

**CORRESPONDENCE/REPORTS:**

**ADJOURNMENT**

Please Note: Application information, including mapping, can be found at:  
<https://www.southwindsor-ct.gov/planning-department/pages/planning-and-zoning-commission-applications>

<b>OLD/PENDING BUSINESS- APPLICATION STATUS</b>				
^ IWA/CC pending; * IWA/CC granted; @ IWA/CC denied; # ZBA pending; ! ZBA pending; +Staff approval pending				
<b>APP.</b>	<b>REC.</b>		<b>PH or meeting on</b>	<b>ACT by</b>
23-11P	3/14/23	<b>*Industrial Flex Space</b> – request for site plan approval for 39,850 sf of “flex” space contained within in multiple buildings, on property located at 75 Connecticut Avenue, I zone.	6-13-23; 6-27-23	By 5/18/23; 65 day ext granted 7/21/23
23-13P	3/28/23	<b>^GDS Estimating</b> – request for a site plan modification for two new buildings, totaling approx. 9,000 sf, on property located at 470 Governor’s Highway, I zone.		By 6/1/23; 65 day ext granted 8/5/23
23-23P	5/23/23	<b>Raghubinder Bajwa DBA Bajwa Aesthetics</b> – request for 5-year Major Home Occupation for a medical office on property located at 20 Oxford Drive, AA-30 zone	On 7-11-23	7/27/23
23-25P	6/13/23	<b>The Metro Realty Management Corporation</b> – request for a zone change of approx. 4.82 acres from Buckland Gateway Development Zone to the Multifamily Assisted Housing (MAHZ)” to include a portion of 240 Deming Street (4.82 ac) and a portion of 440 Buckland Road (.36 ac), including conceptual plan in accordance with Sec 7.22.2.A	On 7-11-23	
23-26P	6/13/23	<b>Longleaf Developers, LLC</b> – request for site plan approval for a 165 unit residential development to be called “The Residences at Evergreen Walk,” on approx. 31.6 ac [portion of 151 Buckland Road [within "Evergreen Walk" known as Unit 7C], and being approximately 2,000 feet west of Buckland Road and 1,000 feet north of Smith Street, Buckland Road Gateway Development Zone	Tentative 8/15; PH by 8/17/23	
23-29P	6/13/23	<b>Town of South Windsor</b> – request for special exception to Section 7.18 and site plan of development for the construction of Emergency Services Telecommunication Tower, on property located at 124 Sullivan Ave, RC zone	PH Tentative 7/25; by 8/17/23	