

RECEIVED JUL 20 2023 @ 8:30am

**TOWN OF SOUTH WINDSOR AGENDA**

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

**TUESDAY, JULY 25, 2023  
COMMUNITY CENTER 7:00 PM**

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

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**PLEDGE OF ALLEGIANCE**

**PUBLIC HEARING**

- 1. **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. (continued from 7-11-23)

**REGULAR MEETING**

**CALL TO ORDER:**

**PUBLIC PARTICIPATION:**

**MINUTES:**

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

**BONDS:** Callings/Reductions/Settings

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

**APPLICATIONS OFFICIALLY RECEIVED:**

**OTHER BUSINESS:**

**CORRESPONDENCE/REPORTS:**

**ADJOURNMENT**

**Please note: The Public Hearing will be held at the South Windsor Community Center, 150 Nevers Road**

**All public comments that have been received at the time of the agenda publication have been distributed to PZC members and are being made a part of the Public Hearing record.**

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>
23-13P	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.	Tentative 8/15/23	By 6/1/23; 65 day ext granted to 8/5/23; IWA approval +35 days 8/23/23
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	7-11-23; continued to 7-25-23	
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 9/12; PH by 8/17/23, ext granted to	
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 8/15; by 8/17/23	