

# Middletown Planning and Zoning Commission



Chair	Stephen Devoto ('21)	
Vice-Chair	Nicholas Fazzino ('21)	
Secretary	Thom Pattavina ('23)	
Members	Richard Pelletier ('23)	Marcus Fazzino ('21)
	Catherine Johnson ('23)	Vacant ('21)
Alternates	Kellin Atherton ('23)	James O'Connell ('21)
	Shanay Fulton ('23)	
Ex- Officio	Mayor Ben Florsheim	
	William Russo, Director of Public Works	
Staff	Marek Kozikowski, AICP, City Planner	

## REGULAR MEETING AGENDA REVISED

**WEDNESDAY, JULY 8, 2020  
7:30 P.M.**

Meeting to be held online. Members of the public may view/listen to the meeting as follows:

1. Going to <https://webex.com> and joining the meeting using the appropriate meeting number and password
2. Launching the WebEx application and joining the meeting using the appropriate meeting number and password
3. Via telephone at 1-408-418-9388 and the appropriate access code  
**Meeting Number/Access Code:** 1291773751  
**Event Password:** Planning

### **1. Roll Taking**

### **2. Items removed from the agenda and why**

### **3. Public comment on items on agenda which are not currently scheduled for a public hearing**

### **4. ZEO Certification that all public hearing signs have been properly noticed (when scheduled)**

### **5. Public Hearings (when scheduled)**

1. Proposed Special Exception for used car sales and general repairs in a TD zone at 373 East Main Street. Applicant/agent John Sheil SE2020-4
2. Proposed zoning map amendment to change zone of property at 809-797 Washington Street from an MX Zone to a B-2 Zone. Applicant/agent American Premier, LLC/Patrick Doherty, Midpoint Engineering and Consulting Z2020-5
3. Proposed text amendment to add Section 62.02 Moratoriums for Motor Vehicle Services and Repair Uses in the B-2 Zone. Applicant/agent Middletown Planning, Conservation and Development Z2020-4

### **6. Old Business**

1. Request for final approval for lots 1-3 of the Cedar Ridge Subdivision on Coleman Road which received preliminary approval in May of 2011. Applicant/agent Philip Reynolds S2011-2 *(Suggested public hearing date: July 22, 2020)*

### **7. New Business**

1. Request for an affirmative G.S. 8-24 for the construction of a parking lot expansion at the Middletown High School located at 200 LaRosa Lane. Applicant/agent City of Middletown G.S. 8-24 2020-6.

If you require special accommodations for any meeting, please call the ADA Coordinator at (860) 638-4540, (voice) or (860) 638-4812 (TDD/TTY), or the Town Clerk's Office at (860) 638-4910 at least ten (10) days prior to the scheduled meeting.

**8. Public comment on topics which are not or have not been the subject of a public hearing**

**9. Minutes of the Regular Meeting, Transcripts, Staff Reports and Commission Affairs**

1. Minutes of the June 24, 2020 meeting
2. River-Cog Report
3. Staff Reports
4. Commission Affairs

**10. Adjournment**

**Alternates: 1) Kellin Atherton; 2) Shanay Fulton; 3) James O'Connell**