

# **TOWN OF OXFORD**

## **PLANNING & ZONING COMMISSION**

S.B. Church Memorial Town Hall

486 Oxford Road, Oxford, Connecticut 06478-1298

[www.Oxford-CT.gov](http://www.Oxford-CT.gov)



### **Regular Meeting Agenda**

Tuesday, July 17, 2018

7:30 PM

Main Meeting Room

S.B. Church Memorial Town Hall

### **CALL TO ORDER**

### **PLEDGE OF ALLEGIANCE**

### **ROLL CALL**

### **SEATING OF ALTERNATES**

### **PUBLIC HEARINGS:**

**Public Hearing:** **Z-18-170 [RESA] – 25 Lisa Drive “Moose Hill Acres”**

**Owner:** Stephen Bellis, 121 Lane Street, Shelton, Connecticut

**Applicant:** Stephen Bellis, 121 Lane Street, Shelton, Connecticut

**Application:** Re-subdivision of Lot 3 Moose Hill Acres (2 Lots)

**Public Hearing:** **Z-18-194 [IND] Lot 5B Commerce Drive**

**Owner & Applicant:** Damasceno's Landscapes & Construction, LLC,

**Application:** (Contractor's Yard – Special Exception per Article 9, Section 9.3.21) (Site Plan for a ±22,100 sq. ft. building).

### **7/17/18 REGULAR MEETING:**

### **AMENDMENTS TO AGENDA**

### **CORRESPONDENCE**

- a. Memorandum dated 7/12/18 from the Selectmen's Office  
Re: Planning & Zoning Commission Appointment

## **AUDIENCE OF CITIZENS**

(Items not listed on the Regular Meeting Agenda)

## **NEW BUSINESS**

1. **Z-18-218 [COMM] 126 Oxford Road – “Dollar General”**  
**Owner:** MCG Oxford, LLC, Harwinton, CT  
**Applicant:** Garrett Homes, LLC, Harwinton, CT  
**Application:** (Use Permit – Retail)
2. **Z-18-229 [COMM] 24 Hawley Road**  
**Owner & Applicant:** C. Thomas Tarby, Oxford, CT  
**Application:** (Change of Use Permit - Catering facility to Corporate Offices)

## **OLD BUSINESS**

1. **Z-18-203 [RESA] 124 Moose Hill Road**  
**Owner:** Howard & Evelyn Belinsky Revocable Trust  
**Applicant:** Moose Hill Cider, LLC – Principal, Glenn Belinsky  
**Application:** (Site Plan) (Use – Winery)  
  
*Referred to Land Use Attorney for review.*
2. **Z-18-183 [IND] 21 & 23 Nichols Road**  
**Owner:** T & C Partners, LLC c/o Atty. Dominick Thomas, Derby, CT  
**Applicant:** TPB Contractors, LLC  
**Application:** Special Exception; Article 9, Section 9.3.21 (Contractor’s Yard)
3. **Z-18-207 [IND] Hurley Road, “Oxford Commons”**  
**Owner:** Third Garden Park LTD Partnership, 29 Knapp Street, Stamford, CT  
**Applicant:** Steven Trinkaus, P.E. 114 Hunters Ridge Road, Southbury, CT  
**Application:** (Site Plan Modification)

## **ZONING ENFORCEMENT**

- Report of the ZEO on complaints, violations and any other items deemed necessary for discussion and/or action by the Commission.

## **APPROVAL OF MINUTES**

1. 6/5/18 – Regular Meeting Minutes

## **INVOICES**

1. Conn. Digital Graphics, LLC – I.D. Badges
2. Transcription Services – (Return of Record for Riverview)
3. Transcription Services – (Return of Record for Riverview)

### **OTHER BUSINESS**

1. Update of the POCD – Discussion with possible action
2. Any other business the Commission deems necessary for discussion.

### **ADJOURNMENT**

Respectfully submitted,



Jessica Pennell

Administrative Assistant

Planning & Zoning Commission

18 JUL 16 PM 3:33  
TOWN OF OXFORD, CT  
*Stephanie H. Olcott*  
TOWN CLERK