

**TOWN OF OXFORD
PLANNING & ZONING COMMISSION**

S.B. Church Memorial Town Hall
486 Oxford Road, Oxford, Connecticut 06478-1298
Phone: (203) 828-6512 · Email: pandz@oxford-ct.gov
www.Oxford-CT.gov



**Planning & Zoning Commission
Regular Meeting Agenda
Tuesday, March 19, 2024
7:30 PM -- Main Meeting Room
S.B. Church Memorial Town Hall**

- I Call to Order**
- II. Pledge of Allegiance**
- III. Roll Call**
- IV. Seating of Alternates**
- V. Chairman Comments**
- VI. Approval of Minutes**

- a. 3/5/24 Regular Meeting Minutes

VIII. Commission Deliberations on the following application:

*Public Hearing closed on 3/5/24 – The Commission has 65 days to act on this application.
Commission action required by 5/7/24.*

- 1. **Z-23-205 IRESA - 81 Newgate Road** - Owner & Applicant: Marc Deslauriers, 81 Newgate Road, Oxford, CT (Special Exception - Article 10, Section 10.13 - Farm Events)

IX. Regular Meeting Business

- A. Amendments to the Agenda
- B. Correspondence
- C. Audience of Citizens (Items not listed on the agenda)
- D. Old Business
 - 1. **Bond Release Requests – Pulte Homes –Phase 4 East**

- a. Letter dated 3/7/24 from Jim Galligan, Planning & Zoning Engineer

2. Bond Release Request - Site Plan Bond – Markim Center (a/k/a Oxford Towne Center/Quarry Walk)

- a. Letter dated 3/7/24 from Jim Galligan, Planning & Zoning Engineer

E. New Business

1. Z-24 – 012 [RESA] – 184 Riggs Street – Owner & Applicant: Walter Cabrera Home Improvements, LLC, 61 Arcadia Avenue, Bridgeport, CT, 06610 – Applicant's Representative: Jesse Judson, Horbal & Judson Land Surveyors (Site Plan – New house and detached Accessory Dwelling Unit)

- a. Transmittal Letter dated 3/5/24
b. Application submitted on 3/5/24
c. Statement of Use dated 3/5/24
d. Conservation Commission/Inland Wetlands Agency letter dated 2/29/24
e. Improvement Location Survey dated 12/22/23, last revised, 2/29/24
f. Proposed floor plan for accessory dwelling unit, dated 1/13/24
g. Preliminary Plan (architectural) dated 1/8/24, last revised 1/10/24

F. Pre-application presentation for by Scott Volpe (Hogsback Road)

G. Zoning Enforcement

- a. Approved Use Permits
b. Complaints/Enforcement Actions


H. Invoices

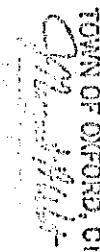
- a. Nafis & Young Invoice #045-24 (DeFeo Bond & Inspection)
b. Nafis & Young Invoice #063-24 (Final Inspections- Pulte Bond Releases)

I. Other Business

- a. Status Update on Affordable Housing Plan
b. CFPZA Conference – Final number of attendees
c. Any other business the Commission deems necessary for discussion.

J. Adjournment

Respectfully submitted,

Jessica Pennell, Coordinator
Planning & Zoning Commission

TOWN OF OXFORD, CT


2024 MAR 15 A 2:55