



TOWN OF OXFORD
PLANNING & ZONING COMMISSION
S.B. Church Memorial Town Hall
486 Oxford Road, Oxford, Connecticut 06478-1298
www.Oxford-CT.gov

The Planning & Zoning Commission will meet remotely on Tuesday, April 7, 2020 at 7:30 PM. Members of the public that would like to join us online can access the meeting using the following information:

Option #1 - Join Google Hangouts Meet by visiting:

<https://www.oxford-ct.gov/node/2311/agenda/2020>

Click on the agenda dated April 7, 2020

Meeting code: meet.google.com/qfw-nzch-eoi

Option #2 - Join by phone: +1 812 727 7514 (PIN: 516673111)

The Chairman requests that questions from the Commission, and/or the public regarding items on the agenda be sent to the following email address *before* the meeting: pandz@oxford-ct.gov

Please note that you can also ask questions during the meeting by emailing pandz@oxford-ct.gov.

Regular Meeting Agenda

Tuesday, April 7, 2020

7:30 P.M - Online/Remote Meeting

I. CALL TO ORDER

II. PLEDGE OF ALLEGIANCE

III. ROLL CALL

IV. SEATING OF ALTERNATES

V. PUBLIC HEARINGS

A. Continued Public Hearings

Z-20-010 [RESA] – 403/407/411 Roosevelt Drive – New Haven Rowing Club

Owner: New Haven Rowing Club, Inc. – **Applicant:** Stuart Lathers Associates, LLC
(Special Permit – Non-Commercial Recreational Use)

- This hearing will be postponed to the next regular meeting due to the documents not being available on the website at this time.

B. New Public Hearings

C. Future Public Hearings and Open Public Hearings

Z-20-010 [RESA] – 403/407/411 Roosevelt Drive – New Haven Rowing Club
Owner: New Haven Rowing Club, Inc. – Applicant: Stuart Lathers Associates, LLC
(Special Permit – Non-Commercial Recreational Use)

VI. REGULAR MEETING BUSINESS

A. Amendments to the Agenda

B. Audience of Citizens

C. Correspondence

- a. Letter from the First Selectman’s Office - Re: Acceptance of E-Commerce Drive.

- Review letter from Brian Nesteriak, Town Engineer

D. Old Business – Matters on which a Public Hearing was held

- None

E. Old Business – Other Matters

1. **Z-20-009 [IND] – 1 Commerce Drive – Owner & Applicant: David Sippin, 234 Main Street, Monroe, CT 06468** (Site Plan – 30,000 sq. ft. Building)

- Final review letter from Jim Galligan, Planning & Zoning Engineer
- Possible Action

2. **Z-20-007 [RESA] – 122 Jack’s Hill Road – Owner: Adriene Radcliffe – Applicant: Raymond Radcliffe, 122 Jack’s Hill Road, Oxford, CT 06478** (Cottage Business Permit)

- Awaiting correspondence from Scott Pelletier, Fire Marshal
- Possible Action

3. **Z-20-021 [MIHD] – 117 Hurley Road – Owner: Garden Homes Management, Corp. – Applicant: William Davis, 29 Knapp Street, Stamford, CT 06907** (Sign Permit)

- Chairman information from Peter Olson, Land Use Counsel
- Possible Action

F. New Business – Schedule a Public Hearing

- None

G. New Business – Other

1. **Z-20-016 [VCMUD] – 308 Center Rock Green – Owner: Oxford Towne Center, LLC – Applicant: Bobbi Jo Beers TCB Bethel, LLC, Bethel, CT 06801 (Use Permit)**

- Possible Action

2. **Z-20-029 [IND] – 97 A Willenbrock Road – Owner: Anthony Petla, 97 Willenbrock Road – Applicant: Dorart Emini – Baseline Performance, LLC - Naugatuck, CT 06770 (Use Permit)**

- Possible Action

3. **Z-20-031 [IND] – 10 Fox Hollow Road – Owner: Chadwick-Baross, Inc. – Applicant: Ennis Granata, 10 Fox Hollow Road, Oxford, CT 06478 (Use Permit)**

- Possible Action

H. Zoning Enforcement

I. Municipal Planner

- None

J. Minutes

1. 3/03/20 – Regular Meeting Minutes

K. Invoices

1. Nafis & Young Invoice # 024-20 – 1 Commerce Drive Review
2. CFPZA – Yearly Membership Dues

L. Other Business

1. **Bond Release Request** – Z-07-061 & Z-08-040 – Pilot’s Mall, LLC – Technology Park – Airport Access Road & Donovan Road (Referred to Kevin Condon for review)

- Tabled

2. **Sign Letter** – Discussion with possible action.

3. Any other business the Commission deems necessary for discussion.

4. Questions or items deemed necessary for discussion at next meeting can be emailed to pandz@oxford-ct.gov

M. Adjournment

Respectfully Submitted,

Jessica Pennell, Coordinator
Planning & Zoning Commission