TOWN PLANNING AND ZONING COMMISSION
DECEMBER 10, 2019
7:00 P.M. COUNCIL CHAMBERS, TOWN HALL
275 BROAD STREET, WINDSOR, CT

I. NEW BUSINESS

A. Public Communications and Petitions (five-minute time limit per person)

B. Communications and Petitions from the Town Planning and Zoning Commission

C. Zoning Enforcement Officer's Report

D. CGS § 8-24 Referral Requests

1. **C.G.§ 8-24 Recommendation for Approval Rehabilitation of Deerfield Road Project**

E. Pre-Application Scrutiny

F. Re-Approvals/Revisions/Extensions

G. Site Plans

H. Minutes

1. **November 12, 2019**

I. Adopt 2020 Meeting Schedule

II. MISCELLANEOUS

1. **Zoning Practice – November 2019**
2. **Letter from Darwyn Drive Residents regarding 33 Tunxis Street Special Use Approval**

III. PLANNER'S REPORT

1. **Update on recent development**

IV. PUBLIC HEARINGS

1. **Special Use – 903/777 Day Hill Rd.,** Extended Stay Hotel, Section 8.6P, Alford Associates
2. **Special Use Re-Approval – 90 Meadow Rd.,** Section 9.6.1 & 8.6B, Outdoor Storage, W Zone, 90 Meadow Road, LLC
3. **Text Amendment to the Great Pond Formed-Based Code,** Section 1.2, 3.1, 3.4.2, 5.4, 5.4.4, 5.4.7, 5.10, 5.8.4, 9.1**,** and 10.2, Winstanley
4. **Text Amendment – Section 8.6X,** Special Uses, SPA Properties, LLC
5. **Special Use – 305 Windsor Ave.,** Section 5.2.6D(1) & 5.2.6O, B2 Zone, Lilly's

V. BUSINESS MEETING

A. Continuation of New Business

B. Application Acceptance

C. **Old Business**

D. **Public Communications and Petitions (if not completed)**

VI. ADJOURNMENT