

**ACTION NOTICE  
JULY 14, 2020  
TOWN PLANNING AND ZONING COMMISSION  
VIRTUAL MEETING ON ZOOM**

**Public Hearings & Site Plans**

**Special Use – 740 Prospect Hill Rd.**, Permanent farm stand, Section 10.5.11, AG Zone, Sedor/Newgate Farm

**Motion: Commissioner Levine moved to approve the Special Use – 740 Prospect Hill Rd.**, Permanent farm stand, Section 10.5.11, AG Zone, Sedor/Newgate Farm

**Commissioner Smith seconded the motion and it passed unanimously, 5-0-0.**

**Vote: Mips, yes; Levine, yes; Correia, yes; Harvey, yes; Smith, yes.**

**Subdivision – 357 Rainbow Rd.**, 4 lots, R11/AG, The Connecticut Light & Power Company

**Motion: Commissioner Levine moved to approve the Subdivision – 357 Rainbow Rd.**, 4 lots, R11/AG Zone, The Connecticut Light & power Company with the following modifications:

1. Sidewalks
2. Driveway turn arounds

**Commissioner Harvey seconded the motion and it passed, 3-2-0.**

**Vote: Mips, yes; Levine, yes; Correia, no; Harvey, yes; Smith, no.**

**Zone Change from “I” Industrial to Transect 4 (“T4”) Urban Core Zone / TNDD Concept Plan – 10 Great Pond Drive**, 181 Multifamily Units, Real Group/Alford Associates, Inc.

**Motion: Commissioner Levine moved to recess the Zone Change from “I” Industrial to Transect 4 (“T4”) Urban Core Zone / TNDD Concept Plan – 10 Great Pond Drive**, 181 Multifamily Units, Real Group/Alford Associates, Inc. **to September 9, 2020 meeting.**

**Commissioner Correia seconded the motion and it passed unanimously, 5-0-0.**

**Vote: Mips, yes; Levine, yes; Correia, yes; Harvey, yes; Smith, yes.**

**Minutes**

**June 9, 2020:**

**Motion: Commissioner Levine moved to approve the minutes as amended.**

**Commissioner Smith seconded the motion and it passed unanimously, 5-0-0.**

**Vote: Mips, yes; Levine, yes; Correia, yes; Harvey, yes; Smith, yes.**

**Application Acceptance**

**TNDD Concept Plan/Repeal and Replace the existing the Great Pond Form Based Code Regulations**, Winstanley Business Park LLC/Great Pond Village, LLC

**Special Use Re-approval – 10 Adam Hill Road**, Professional Therapy Office, Section 4.5.4, A Zone, Noonan

**Special Use Re-approval – 226 Broad Street**, Full Service Restaurant, Section 5.2.6D(2), B2 Zone, Madigan

**CGS§ 8-24**

**C.G.S. §8-24 Recommendation for Approval – Day Hill Road Adaptive Signal Control Project (CMAO)**

**Motion: Commissioner Levine moved to recommend to Town Council. Commissioner Smith seconded the motion and it passed, 5-0-0.**

**Vote: Mips, yes; Levine, yes; Correia, yes; Harvey, yes; Smith, yes.**

**C.G.S. §8-24 Recommendation for Approval – Electric Vehicle Charging Stations**

**Motion: Commissioner Levine moved to recommend to Town Council. Commissioner Smith seconded the motion and it passed, 5-0-0.**

**Vote: Mips, yes; Levine, yes; Correia, yes; Harvey, yes; Smith, yes.**

**C.G.S. §8-24 Recommendation for Approval – Rehabilitation of Archer Road Project**

**Motion: Commissioner Levine moved to recommend to Town Council. Commissioner Smith seconded the motion and it passed, 5-0-0.**

**Vote: Mips, yes; Levine, yes; Correia, yes; Harvey, yes; Smith, yes.**