

**TOWN PLAN AND ZONING COMMISSION  
GLASTONBURY, CONNECTICUT**

Tuesday, May 18, 2021  
REGULAR MEETING

7:00 PM

via Zoom Video  
Conferencing\*

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Robert J. Zanolungo, Jr., Chairman  
Sharon H. Purtill, Vice Chairman  
Michael Botelho, Secretary

Christopher Griffin  
Raymond Hassett  
Keith S. Shaw

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ALTERNATES: Alice Sexton; Scott Miller; *vacancy*

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**AGENDA**

**PUBLIC HEARING**

Request of William M. Dufford for modification to condition #4 of the River Road Subdivision Phase 3 approval to allow screening on-site – 107 Dufford’s Landing – Rural Residence Zone

**REGULAR MEETING**

1. Informal session for the purpose of hearing from citizens on Regular Meeting agenda or non-agenda
2. Acceptance of Minutes of the May 4, 2021 Regular Meeting
3. Application of SBU, LLC (Evan Schwartz) for a Section 12.9 Minor Change – change of use from office to spa – 136 New London Turnpike - Town Center Zone – Architect Hans Hansen - Megson, Heagle & Friend, C.E. & L.S., LLC
4. Section 8-24 Connecticut General Statutes Referral from the Town Council regarding the purchase of 2± acres in Glastonbury adjacent to land to be purchased by the Manchester Land Trust – 102-acre Lombardo Farm located off Hillstown Road & Bush Hill Road in Manchester
5. **CONSENT CALENDAR**
  - a. Scheduling of Public Hearings for Regular Meeting of June 1, 2021: **to be determined**
  - b. Request of FERFELDT INVESTMENTS, LLC for a one year extension to begin substantial construction –Chase Bank – 109-117 New London Turnpike
  - c. Request of Andrea Jowdy Mott & 560 ASSOCIATES, LLC for a one year extension to begin substantial construction – Andrea’s Salon – 530 New London Turnpike
6. Chairman’s Report
7. Report from Community Development Staff

*\*In accordance with Governor Lamont's Executive Order 7B.1 "SUSPENSION OF IN-PERSON OPEN MEETING REQUIREMENTS", this meeting will be conducted through Zoom Conferencing. Options to "attend" the meeting are as follows:*

*Please click the link below to join the webinar:*

<https://us02web.zoom.us/j/84134989956?pwd=SGhMTExTFc0VnV1Y2ZPVEFuZ09nUT09>

*Passcode: 925032*

*Or Telephone: +1 646 558 8656 Webinar ID: 841 3498 9956 Passcode: 925032*