

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

Tuesday, August 22, 2023
REGULAR MEETING

7:00 PM

Council Chambers,
2nd Floor – Town Hall
2155 Main Street
& through *Zoom*

Robert J. Zanolungo, Jr., Chairman
Sharon H. Purtill, Vice Chairman **EXCUSED**
Corey Turner, Secretary

Emilio Flores
Raymond Hassett (*left before voting*)
Philip Markuszka

ALTERNATES: Sharon Jagel **VOTING**; Dennis DesMarais **VOTING**; Laura Cahill

ANNOTATED AGENDA

PUBLIC HEARINGS

1. Application of John and Paul Cavanna for a Section 6.2 Excavation Special Permit for new excavation in the “Front Pit” – 63-65 Woodland Street – Rural Residence Zone **UNAN APPROVED**
2. Application of John and Paul Cavanna for a Section 6.2 Excavation Special Permit for new excavation in the “Middle Pit” – 63-65 Woodland Street – Rural Residence Zone **APPROVED 5-1-0; MARKUSZKA AG’S T**
3. Application of Rob Liflander for a Section 4.11 Flood Zone Special Permit & a Section 12.9 Minor Change – solar carport installation – 769 Hebron Avenue – Planned Employment & Flood Zones – Gemma Power, owner **CONTINUED**
4. Recommendation to the Town Council (Zoning Authority) regarding an amendment to the Zoning Map and Building-Zoning Regulations to create a new zone Section 4.20 Main Street Corridor Flood Zone (MSCC) & amendment to Sec 4.11 **UNAN PROVIDED A FAVORABLE RECOMMENDATION**
5. Recommendation to the Town Council (Zoning Authority) regarding an amendment to the Building-Zoning Regulations for Parking of Commercial and Recreational Vehicles in Residential Zone Section 7.1.b **CONTINUED**

REGULAR MEETING

1. Informal session for the purpose of hearing from citizens on Regular Meeting agenda or non-agenda items **NONE**
2. Acceptance of the Minutes of the August 8, 2023 Regular Meeting **APPROVED 5-0-1; ZANLUNGO ABSTAINED**



3. Application of Chick-fil-A for a Section 12.9 Minor Change concerning drive-thru modifications & existing parking changes – 2941 Main Street – Planned Business & Development Zone ***continued to 10-3-23***
4. **CONSENT CALENDAR – NO ACTION**
 - a. Scheduling of Public Hearings for the Regular Meeting of ***September 5, 2023: to be determined***
5. Chairman’s Report **NONE**
6. Report from Community Development Staff **NONE**