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DATE **03/04/2021** TIME **11:15AM**
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TOWN OF EAST HAVEN
PLANNING AND ZONING COMMISSION
Actions and Decisions

The East Haven Planning and Zoning Commission held its regular meeting on Wednesday, March 3, 2021 at 7:00 PM via videoconference and conference call as noted above to conduct the following:

I. Roll Call

5 Present

II. Election of Officers

William DeMayo-Chairman
Marlene Asid-Vice Chairwoman
Roberta DeLuca-Commission Clerk

III. Administrative Actions

1. Accept/Approve minutes from the January 6, 2021 regular meeting.
No Action.

IV. Public Hearings

2. **Public Hearing #1:** Amendments to Zoning Regulation Changes – (Adoption of entire Zoning Regulations) [The Commission will discuss selection of a special meeting date for continuation of public hearing.].
Remains Open
3. **Public Hearing #2:** Application #21-02-S: 201 and 215 Saltonstall Parkway: Application for Modified Site Plan. Request for a car wash facility. Owner: 201 Saltonstall Parkway, LLC; Applicant: Splash Car Wash, Inc. C/O Jason Frank.

V. Site Plans

1. **Site Plan #1:** Application #21-01-S: 9 Foxon Boulevard: Application for Modified Site Plan. Request for a nail salon. Owner: MAH Enterprise; Applicant: Leslyvette Perez.
2. **Site Plan #2:** Application #21-03-S: 200 Kimberly Avenue: Application for Modified Site Plan. Request for a hair braiding establishment. Owner: M and E Properties, LLC; Applicant: Tierra Driffin.

VI. Deliberation Session

Application #21-02-S: 201 and 215 Saltonstall Parkway

Continued to Special Meeting March 17, 2021

Application #21-01-S: 9 Foxon Boulevard
Approved with Conditions

Application #21-03-S: 200 Kimberly Avenue
Approved with Conditions

VII. Administrative Approval by Zoning Enforcement Officer

None.

VIII. Discussion

- A. Scheduling of a special meeting to discuss zoning status of Foxon Road.
- B. Correspondence to Commission from Patrick Rowland dated December 18, 2020 [Update from Town Engineer Jonathan Bodwell.].
- C. Discussion of Section 34.5 of Zoning Regulations regarding outdoor sales of alcoholic beverages.

IX. Executive Session

- A. Discuss the status of the pending litigation of The Bluffs, LLC v. Town of East Haven Planning and Zoning Commission (Docket Nos. NNH-CV18-6079780-S and HHB-CV20-6121108-S), and possible action relating to same.
- B. Consider whether to convene in executive session to discuss the status of the pending litigation of The Bluffs, LLC v. Town of East Haven Planning and Zoning Commission (Docket Nos. NNH-CV18-6079780-S and HHB-CV20-6121108-S).
Executive Session commenced at 7:54 p.m.

X. Adjournment

Respectfully submitted,

Roberta A. DeLuca
Commission Clerk