

RECEIVED FOR FILING  
DATE 1/25/2024 TIME 9:56AM  
TOWN CLERK'S OFFICE  
EAST HAVEN, CONN  
*Renee Arenas, Asst*  
ASSISTANT TOWN CLERK

**TOWN OF EAST HAVEN PLANNING AND ZONING COMMISSION  
NOTICE OF ACTIONS AND DECISIONS**

Notice is hereby given that at the special meeting of the East Haven Planning and Zoning Commission held on Wednesday, January 24, 2024 at 7:00 PM held at the East Haven Senior Center, 91 Taylor Ave, and duly noticed, the Commission took the following actions:

**Application No. 23-24** – on behalf of the Planning and Zoning Commission. A Petition for a Text Amendment to the East Haven Zoning Regulations to allow registered Family Child Care Homes and Group Child Care Homes to be treated in the same manner as a single or multi-family dwelling. CONTINUED to the February 7, 2024 regular meeting.

**Application No. 23-25** – on behalf of William Snow, for New Haven Truck and Auto Body, Inc. A Petition to Change the Town Zoning Map to add a property known as 480 Short Beach Road to a CB-2 Zoning District. APPROVED

**Application No. 22-07** – on behalf of the East Haven Planning and Zoning Commission. A Petition for a Text Amendment to the East Haven Zoning Regulations to complete the draft revision from 2019, proposing some changes, and proposing a new format. CONTINUED to the February 7, 2024 regular meeting.

**Application No. 23-26** – on behalf of Basil Waite, 912 Foxon Road. An Application for a Site Plan Review to locate a food service establishment within an existing commercial space. CONTINUED to the February 7, 2024 regular meeting.

**Application No. 23-27** – on behalf of the Planning and Zoning Commission. A Petition for a text amendment to the East Haven Zoning Regulations to allow accessory dwelling units on residential properties. Public Hearing scheduled for the March 6, 2024 regular meeting.

**Application No. 23-28** – on behalf of David Breton, 133 Commerce Street. An Application for a Site Plan Review to locate a commercial laundry facility within an existing commercial building at 133 Commerce Street. APPROVED with a condition.

**Application No. 24-01** – on behalf of Anthony DeMaio, 439 Main Street. An Application for a Site Plan Review to locate a one-on-one fitness training studio within a commercial space at 439 Main Street. APPROVED

**Application No. 24-02** – on behalf of Ying Luo, 96 Frontage Road. An Application for a Site Plan Review to locate a new restaurant within an existing commercial space. APPROVED

**Application No. 24-03** – on behalf of 13 Carlson Place, LLC., 13 Carlson Place and 360 Thompson Avenue.

An Application for a Site Plan Review to construct 7 multiple dwelling buildings, under Connecticut General Statute 8-30g, with 21 total dwelling units. Public Hearing scheduled for the March 6, 2024 regular meeting.

**Planet Za Za's, 744 Foxon Road:** A discussion pertaining to recent violations of their Site Plan Modification approval. APPROVED the revocation of the existing Site Plan Modification and other appropriate actions to cease illegal activities from a zoning perspective.