ENFIELD PLANNING AND ZONING COMMISSION
REGULAR MEETING
AGENDA
THURSDAY, APRIL 23, 2020 – 7:00 p.m.

LOGIN INFORMATION TO JOIN THE MEETING
Topic: Planning and Zoning Meeting
Time: April 23, 2020 7:00 PM Eastern Time (US and Canada)

Join OfficeSuite Meeting
https://meeting.windstream.com/j/1128441649

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Application materials may be found at:
https://www.enfield-ct.gov/707/Planning-Zoning-Commission

1. Call to Order & Pledge of Allegiance
2. Roll Call
3. Approval of Minutes
   a. April 9, 2020 – Regular Meeting
4. Bond Release(s)
5. Continued Public Hearings
6. New Public Hearings
7. Old Business
8. New Business
   Public Hearing(s)
   a. **PH# 2968** – 1283 Enfield Street – Special Permit application to convert a two-family home to a three-family home; Our Town Investments, LLC., owner/applicant; Map 46/Lot 12; HR-33 Zone.
   b. **PH# 2970** – 34 Maple Street – Special Permit application to convert a two-family home to a three-family home; 34 Maple Enfield, LLC., owner; Chris Marszalek, applicant; Map 83/Lot 246; R-33 Zone.
   c. **PH# 2969** – Zoning Text Amendment Application to Section 5.70.3 to allow personal services as a use within the Limited Office Overlay Zone; John Improta, applicant.
   d. **XZA# 20-05** – Zoning Text Amendment Application to Section 2.30 to remove the last sentence regarding attics from the Finished Floor Area definition; Town of Enfield, applicant.
Site Plan Review(s)
a. SPR# 1808 – 100 Print Shop Road – Site Plan Review application for a new parking lot with associated drainage and access from Cybulski Road; PPF WE 100 Print Shop Road, LLC., owner; Winstanley Construction Management, LLC., applicant; Map 99/Lot 15; I-1 Zone.

9. Other Business
a. Review of Bylaws – (Awaiting Review)
b. General Discussion of Regulations and Procedures – Review of Request for Proposals for Plan of Conservation & Development and Zoning Regulation Updates

10. Correspondence
11. Commissioner’s Correspondence
12. Town Planner Report
13. Administrative Approval Report
14. Applications to be Received
15. Opportunities/Unresolved Issues
a. Discussion – Combining Planning & Zoning Commission and the Inland Wetlands & Watercourses Agency

16. Adjournment

Note: The next Regular Meeting is May 14, 2020. All materials are available for review on the Enfield Planning & Zoning Commission website: https://www.enfield-ct.gov/707/Planning-Zoning-Commission

Ken Nelson, Jr., Chairman; Richard Szewczak, Secretary