

**AGENDA: MAY 28, 2013**  
McKinley Elementary School  
60 Thompson Street – 7:30 p.m.  
Fairfield, Connecticut 06824

**A. CALL TO ORDER**

**B. EXECUTIVE SESSION**

**1. BILLS & COMMUNICATIONS**

- a. **Meeting Minutes** – May 14, 2013
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**2. NEW APPLICATION FOR RECOMMENDATION TO PUBLIC HEARING**

- a. **620 Villa Avenue** Special Exception application of Mike Shullman for expansion of use for an existing car wash. Des. Comm. Dist.
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**3. OLD BUSINESS**

- a. **4670 Congress Street** Special Exception application of St. Timothy's Church for a one story addition. AAA Zone P.H. 5/14/13 Exp. Date: Present: LeClerc, Baratz, Jacobs, Jacobson, Kennelly, Soutar, Wagner, Neiley, Parker
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- b. **2428 Easton Turnpike** Special Exception application of Cambridge Manor Realty, LLC for additions and alterations to an existing convalescent facility. R-3 Zone P.H. 5/14/13 Exp. Date: 7/18/13 Present: LeClerc, Baratz, Jacobs, Jacobson, Kennelly, Soutar, Wagner, Neiley, Parker
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- c. **50 Chatham Road** Resubdivision application of 50 Development LLC for three (3) lots in an R-2 Zone. P.H. 5/14/13 Exp. Date: 7/18/13 Present: LeClerc, Baratz, Jacobs, Jacobson, Kennelly, Soutar, Wagner, Neiley, Parker
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**4. COMPLIANCES**

- a. **837 Post Road** Compliance application of Jessica Gray to establish an indoor recreation facility (cycling studio) in a portion of an existing building.  
Des. Comm. Dist.  

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- b. **1423 Post Road** Compliance application of Fin Restaurant to expand the outdoor dining patio. Cent. Des. Dist.  

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- c. **3695 Post Road** Compliance application of Ray McClelland to modify a sign plan. Des. Comm. Dist.  

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- c. **85 Mill Plain Road** Compliance application of 85 Pond Mill LLC, for a farmer’s market. Des. Ind. Dist.  

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**C. PUBLIC HEARING**

- 1. **1410 South Pine Creek Road** Request of Calvin Munson for 100% release of a \$4,985.00 bond pertaining to subdivision improvements in an R-3 Zone.  

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- 2. **201 Fairmount Terrace** Request of M & R Associates for 100% release of a \$23,390.00 bond pertaining to subdivision improvements in an A Zone.  

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- 3. **Zoning Regulation Amendments** Application of the TPZ Commission to amend Sections 2.12, 32.1 and 32.8 of the Zoning Regulations for flood plain management.  

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- 4. **Zoning Regulation Amendments** Application of the TPZ Commission to amend Section 2.8.2, 11.7 and 31.2.35 of the Zoning Regulation regarding post Sandy Recovery.  

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- 5. **1262 Post Road** Special Permit application of 1262 Post Road Holdings, LLC pertaining to additions and renovations to an existing building.  
Cent. Des. Bus. Dist.  

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