THURSDAY, AUGUST 4, 2022 – 7:00 P.M.

Old Middle High School – Media Center
298 Norwich-Westerly Road
North Stonington, CT 06359

REGULAR MEETING

AGENDA

1. CALL MEETING TO ORDER:

2. ROLL CALL:

3. ADDITIONS TO THE AGENDA:

4. PUBLIC COMMENT:

5. PUBLIC HEARING:

A. SPP #22-040 (Special Permit) Application of Caleb Bisset, 3 Forest Drive, North Stonington, CT 06359 for an aircraft landing area with a (50’ x 1800’) grass air strip as an accessory use on property located at 31A Clarks Falls Road in an R-80 Zone. Tax Map #97, Parcel #4470 (PH scheduled to open on 08/04/22; Commission received on 06/02/22 & PH must close on or by 09/08/22)

B. RE-SUB #22-032 (Golf View Estates Re-Subdivision) Application of STPR Realty Development Group, LLC, 1501 Broadway, Suite 1700, New York, NY 10036 for an Affordable Housing Application per CT Gen. Stats. 8-30g (set-aside development) for an 8-Lot Re-Subdivision of land on property located at 38 & 44 Lake of Isles Road in an R-80 Zone. Tax Map #54, Parcel #0294/4128 (PH opened on 06/02/22; & continued to 07/07/22; & 08/04/22; Commission received on 05/05/22 & PH must close on or by 08/11/22 with 35 day extension received at 07/07/22 meeting.

C. TX/AM #22-051 (Text Amendment) Application of Bruce Kelley, 1744 Ellington Road, South Windsor, CT 06074 for a regulation text amendment to create an Economic Development Frontage Overlay Zone (EDFO) including the use of self-storage units along Frontage Road to include the following properties: 24 Norwich Westerly Road, Tax Map #122, Lot #3397, 25 Frontage Road, Tax Map #122, Lot #6105, 30 Frontage Road, Tax Map #122, Lot #2850, 45 Frontage Road, Tax Map #122, Lot #3196, 75 Frontage Road, Tax Map #122, Lot #7634. (NO ACTION NEEDED; PH scheduled to open on 08/11/22; Commission received on 07/07/22: & PH must close on or by 09/15/22)
6. **PENDING APPLICATIONS:**

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**B. RE-SUB #22-032 (Golf View Estates Re-Subdivision)** Application of STPR Realty Development Group, LLC, 1501 Broadway, Suite 1700, New York, NY 10036 for an Affordable Housing Application per CT Gen. Stats. 8-30g (set-aside development) for an 8-Lot Re-Subdivision of land on property located at 38 & 44 Lake of Isles Road in an R-80 Zone. Tax Map #54, Parcel #0294/4128

7. **PLANNING ISSUES & DISCUSSION:**

8. **SENIOR PLANNER & ZONING OFFICIAL’S REPORT/ISSUES:**

   ZEO Activity Report/July

9. **NEW APPLICATIONS:**

10. **OLD BUSINESS:**

11. **NEW BUSINESS:**

12. **REVIEW MINUTES:** Review minutes of Regular Meeting of 07/07/22

13. **ADJOURNMENT:**

Louis E. Steinbrecher, Chairman