

**CITY OF TORRINGTON
PLANNING AND ZONING COMMISSION
AGENDA
February 15, 2023**

1. Call to Order:

7:00 p.m. Attendance by Zoom or in-person at City Hall Auditorium, Room 218, 140 Main Street, Torrington, CT.

Instructions for Zoom are available online at:

www.torringtonct.org/zoom

Join Zoom Meeting

<https://us02web.zoom.us/j/7959507035?pwd=MXAwcVIEenhIUhtSXFfSGhYUnI0QT09>

1-646-558-8656

Meeting ID: 795-950-7035

Passcode: 907148

2. Attendance/Announcement:

3. Minutes for Approval:

a. 1/13/23

4. Public Hearings beginning at 7:00 p.m., February 15, 2023 City Hall Auditorium, Room 218, 140 Main Street, Torrington, CT

- a. Special Exception 22-08 and Site Plan 1425
Applicant: Alam Realty, Inc.
Location: 861 New Harwinton Road
Proposal: Sales of gasoline, new canopy, parking, landscaping, site work, signage
- b. Special Exception 22-09 and Site Plan 1430
Applicant: Lelah Campo
Location: 232 Klug Hill Road
Proposal: Recreational Vehicle (RV) Park for 92 sites and associated amenities - Section 1.90 Mobile Home Park and Recreational Vehicle Park (public hearing continued from 1/18/23)
- c. Special Exception 22-12 and Site Plan 1434
Applicant: Premier Building Associates, LLC
Location: 95 Grove Street and 104 Grove Street
Proposal: Change of use to educational facility and office use (former church use) (public hearing continued from 1/18/23)
- d. Proposed Amendments to Plan of Conservation and Development, Section 9, Housing
Applicant: Torrington Planning and Zoning Commission

5. Old Business:

None

6. New Business:

- a. Site Plan 1438 and Location Approval
Applicant: Baris Kara
Location: 37 Migeon Avenue
Proposal: Change of use to auto dealer and repair (former warehouse/office)

- b. Site Plan 1440
Applicant: Dibble Street Associates, LLC
Location: 1565 East Main Street, 1571 East Main Street and
220 Dibble Street
Proposal: Display and sales of residential sheds

- c. Sara Treaux – DesegregateCT, Work Live Ride Program Presentation

- d. Proposed Change of Zone Map and Site Plan 1441
Applicant: Patrik Jonsson
Location: 53 McDermott Avenue
Proposal: Change Zone to Local Business (LB) with AM overlay and
Adult use cannabis retail establishment
(set public hearing date)

7. Correspondence:

- a. Zoning and Blight Violation update

- b. Commissioner Training for 2023:
 - . CT Land Use Law Seminar, March 11, 2023

8. Adjournment: