

**CITY OF TORRINGTON
PLANNING AND ZONING COMMISSION
AGENDA
September 21, 2022**

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=MXAwcVIEenhIQUhtSXFzSGhYUnl0QT09>

1-646-558-8656

Meeting ID: 795-950-7035

Passcode: 907148

2. Attendance/Announcement:

3. Minutes for Approval:

- a. 8-17-22 Special Meeting Minutes
- b. 8-24-22 Minutes

4. Public Hearing beginning at 7:00 p.m., September 21, 2022 City Hall Auditorium, Room 218, 140 Main Street, Torrington, CT

- a. Proposed Zone Map Change
Applicant: Florence Thibault
Location: 601 South Main Street
Proposal: Change Zone to LB, Local Business (currently R6)

5. Old Business:

none

6. New Business:

- a. Proposed Zone Map Change
Applicant: The Charlotte Hungerford Hospital
Location: 1215 New Litchfield Street
Proposal: Change Zone to LB, Local Business (currently R6)
Set Public Hearing Date

- b. Re-Subdivision Application
 - Applicant: Keith Bodwell, P.E., L.S.
 - Location: Alvord Park Road, Assessor’s Map 135, Block 003, Lot 052
 - Proposal: Three lot re-subdivision of a 4.1 acre parcel in the IP zone
Set Public Hearing Date

- c. Site Plan Application #1421
 - Applicant: Dibble Street Associates, LLC
 - Location: 1565 East Main Street
 - Proposal: Site Plan/Change of Use from former Auto Storage Lot to Retail Storage Shed Sales

- d. Special Exception #22-07, Site Plan #1422
 - Applicant: Pinbro Associates, LLC
 - Location: 887 & 895 Migeon Avenue
 - Proposal: New construction of self-storage units
Set Public Hearing Date

- e. Site Plan Application #1423
 - Applicant: Ryan Batchelder
 - Location: 1050 East Main Street
 - Proposal: Site Plan/Change of Use of a portion of the property from single family use to carry-out food service and vehicle storage use

- f. Discuss proposed drafts for text amendments to the Zoning Regulations
 - 1. Section 6, amend section to remove Downtown District maximum residential densities
 - 2. New section, Special Events

7. Correspondence:

- a. Zoning and Blight Violation update

8. Adjournment: