



Town of Watertown, Connecticut

Land Use Administration
Watertown Municipal Center
61 Echo Lake Road
Watertown, CT 06795
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THIS MEETING WILL BE AN IN-PERSON MEETING AND WILL ALSO BE AVAILABLE VIA ZOOM FOR LISTEN ONLY. A LINK WILL BE POSTED ON THE DAY OF THE MEETING. PLEASE SEE WWW.WATERTOWNCT.ORG - UNDER THE CALENDAR OF MEETINGS

AGENDA

PLANNING AND ZONING COMMISSION

REGULAR MEETING AGENDA

September 6, 2023

6:30PM

Place: Watertown Town Hall
Town Council Chambers
61 Echo Lake Road
Watertown, Connecticut

1. CALL TO ORDER
2. PLEDGE OF ALLEGIANCE
3. ROLL CALL
4. PUBLIC PARTICIPATION:

LIMITED TO COMMENTS REGARDING ITEMS NOT SPECIFICALLY LISTED ON THE AGENDA.

5. EXECUTIVE SESSION

To discuss pending litigation re: Renaissance Galleria, LLC and Franklin G. Pilicy V. Planning and Zoning Commission of the Town of Watertown

6. ACCEPTANCE OF MINUTES

Regular Meeting August 2, 2023

7. STAFF REPORT

Accessory Dwelling Unit Discussion

8. CHAIRMAN'S REPORT

9. OLD BUSINESS

- i. Request from Robert LaFlamme for acceptance of approximately 1,500 linear feet of roadway at Caruso Drive, Watertown, CT.

10. NEW BUSINESS

- i. Guerrero Construction for Earth Materials Activity application to stockpile and process approximately 10,000 cubic yards of clean fill material/crush rock at 371 Platt Road, Watertown, CT Map 76, Block 9, Lot 60

Application submitted in support of Guernseytown Road reconstruction.
Commission option to review as site plan or special permit.

Date of Receipt: September 6, 2023

- ii. Attorney Franklin Pilicy - Proposed text amendment to add new section 55A: 20-30 Acre Age Restricted Housing Development (ARHb)

Text amendment application requires public hearing, staff deems application complete for scheduling of public hearing.

Application date of receipt: September 6, 2023

Date of Public Hearing: October 4, 2023

- iii. Solli Engineering for WPH Holdings, LLC, to establish the Bunker Hill Road Planned Development District (BHRPDD) on parcels located on Bunker Hill Road & New Wood Road, Parcels: Map 158 Block 45 Lot 118A, Map 151 Block 45 Lot 12, and Map 165 Block 45 Lot 116.

Text amendment application requires public hearing, staff deems application complete for scheduling of public hearing.

Application date of receipt: September 6, 2023

Recommended date of public hearing: October 4, 2023

11. Public Hearing

- i. Site Plan/Special Permit #2023-03 from Erik Markiewicz for a 6,000 Sq. Ft. building for a construction company and associated outdoor storage located at 0 Echo Lake Road Map 104, Block 91, Lot15B located in an IR-80 Zoning District.

Application date of receipt: August 2, 2023

Date of Public Hearing: September 6, 2023

12. COMMUNICATIONS AND BILLS

13. NEXT MEETING DATE: October 4, 2023

14. ADJOURNMENT