

**TOWN OF CROMWELL  
PLANNING AND ZONING COMMISSION**

**PUBLIC HEARING AND REGULAR MEETING  
7:00 P.M. TUESDAY, MARCH 21, 2006  
ROOM 224 CROMWELL TOWN HALL, 41 WEST STREET**

**AGENDA**

**1. Call to Order**

**2. Roll Call**

**3. Seating of Alternates**

**4. Approval of Agenda:**

a. Request for Extension to Map Filing Deadline for Application #05-72: Three-lot commercial subdivision at 1 Willowbrook Road. Patrick T. Snow, owner/applicant. The deadline to file the signed mylar is Friday and the plans are not ready for filing. I advised the applicants to request an extension (attached). I recommend this be added to the agenda under "New Business".

b. Application #06-37: Road Widening at 29 Geer Street: Town of Cromwell, applicant.  
The Public Works Department recommends widening Geer Street in front of the Scheu property at 29 Geer Street (see attached Resolution and engineering drawing). In accordance with Sec. 8-24 of the Connecticut General Statutes, this requires a review and recommendation from P&Z. I recommend this application be added to the agenda under "New Business".

c. Application #06-34: Site Plan Approval at 24 Shunpike Road. Paul Furtado, applicant; Mattabeset Realty, owner. This application was submitted in a timely manner but was misfiled, hence the last-minute addition. I recommend this be added to the agenda under "New Business".

**5. Public Comments**

## **6. Development Compliance Officer Report**

## **7. Town Planner Report:**

- a. New Public Hearings to be Scheduled: None.
- b. Performance Bonds: none

Individuals with disabilities who require accommodations, assistance, or communication aids to participate at this meeting are encouraged to make their needs and preferences known to Town Planner Craig Minor at 632-3422 or [cminor@cromwellct.com](mailto:cminor@cromwellct.com) or to the Town ADA Coordinator Allen Kaplan at 632-3446 or [akaplan@cromwellct.com](mailto:akaplan@cromwellct.com) at least 72 hours prior to the scheduled event.

## **8. Public Hearings and Possible Actions:**

a. \*Application #06-05: Zone Change (A-25 to Active Adult) for a 200-unit Active Adult development on Main Street, Golf Club Road, and Field Road. Pulte Homes of CT LLC, applicant; Gardner Nurseries Inc., owner. Continued from March 7, 2006.

b. \*Application #06-06: Special Permit (Master Concept Plan) for a 200-unit Active Adult development Main Street, Golf Club Road, and Field Road. Pulte Homes of CT LLC, applicant; Gardner Nurseries Inc., owner. Continued from March 7, 2006.

*\*The public hearing on these items will be held in the Gym.*

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9. **Old Business:** None.

10. **New Business:**

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**11. Communications:**

- a. Proposed Road Standards
  
  
- b. Draft "Plan of Conservation and Development"

**12. Commissioners' comments:**

**13. Approval of Minutes:**

- a. March 7, 2006.

**14. Adjourn**

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