

3 PRIMROSE STREET
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TOWN OF NEWTOWN
PLANNING & ZONING COMMISSION

Planning and Zoning Commission
AGENDA
REGULAR MEETING
Thursday, July 6, 2023 at 7:00 p.m.
Council Chambers, Newtown Municipal Center
3 Primrose Street, Newtown, CT 06470

This in-person meeting can be viewed, live stream, at <https://vimeo.com/event/729428>

1. Public Hearings

Application 23.13 by Newtown Planning and Zoning Commission, for a Text Amendment to the Zoning Regulations of the Town of Newtown, to §1.02, §3.01 and §8.11, to define Mobile Food Establishments, to define their uses in Brew Pubs, Distilleries and Farmers Markets, and to modify the special event regulations, as demonstrated by supporting documents submitted to the Land Use Agency 05/19/23.

Application 23.14 by Alan Benaim, Blue Rock Property Group, LLC, for a Text Amendment to the Zoning Regulations of the Town of Newtown, to §13.01 and to define Self-Service Storage as demonstrated by supporting documents submitted to the Land Use Agency 05/25/23.

Application 23.15 by Mark Briganti, for a 2-Lot Subdivision located at 38 Black Bridge Road, as demonstrated on a set of plans titled “Site Development Plan Prepared for Mark Briganti, 38 Black Bridge Road, Sandy Hook, CT” dated 04/13/23, and supporting documents submitted to the Land Use Agency June 9, 2023.

Application 23.16 by Kostas Hatzikostas, for a Special Exception Use located at 17 Berkshire Road, so as to permit the use of the property for a personal training studio §4.01.312, as demonstrated by supporting documents submitted to the Land Use Agency 06/12/23.

2. Review and Discussion of Potential Text Language Modifications in the Newtown Zoning Regulations

3. Director’s Report

4. Approval of the Minutes

June 15, 2023

5. Adjournment

If you plan to attend this meeting and require assisted hearing devices, please contact the Office of the First Selectman (203) 270-4201 at least forty-eight (48) hours prior to the meeting