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**TOWN OF NEWTOWN**  
PLANNING & ZONING COMMISSION

**Planning and Zoning Commission**  
**AGENDA**

**REGULAR MEETING**

**Thursday, May 5, 2022 at 7:00 p.m.**

Edmond Town Hall Theater, Edmond Town Hall  
45 Main Street, Newtown, CT 06470

- 1. New Business**
- 2. Public Hearings**

**(Continuation) Application 22.07 by Wharton Equity Partners LLC**, for a Special Exception located at 10 Hawleyville Road and 1 Sedor Lane, so as to permit the construction of a 344,880 sq. ft. warehouse with truck docks, trailer and vehicle parking spaces, and associated site work as demonstrated on a set of plans titled “Land Development Plans For Proposed Warehouse Development, 10 Hawleyville Road, Newtown, Connecticut” and supporting documents submitted to the Land Use Agency March 1, 2022

**(Continuation) Application 22.10 by Hawleyville Development LLC**, for a Special Exception and amendment to Site Development Plan, originally approved April 1, 2004, for a property located at 64 Barnabas Road, to permit the construction of a 6,600 sq. foot building with related parking, driveway, septic system, and drainage facility improvements adjacent to an existing commercial building, as shown in a set of plans titled, “Site Development Plans, 64 Barnabas Road, Newtown, Connecticut” dated September 13, 2021, and supporting documents submitted to the Land Use Agency March 30, 2022

**(Will be Continued to The Next P&Z Meeting) Application 22.14 by DaSilva Holdings, LLC**, for a Text Amendment to the Zoning Regulations of the Town of Newtown, for a new Special Design District (SDD13) located at 45 South Main Street, so as to permit a larger percentage of the residential/commercial building to be used for residential space as described in documents submitted to the Land Use Agency dated received April 5, 2022.

**(Will be Continued to The Next P&Z Meeting) Application 22.13 by DaSilva Holdings, LLC**, for a Zone Change, for a property located at 45 South Main Street, so as to change the Zone from B-2 to Special Design District #13 (SDD13) as detailed in documents submitted to the Land Use Agency April 5, 2022

**(Will be Continued to The Next P&Z Meeting) Application 22.15 by Town of Newtown Parks and Recreation Department**, for a Special Exception for a property located at 46 Mile

*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*

Hill Road South/Keatings Farm, to permit the construction of a Bicycle Playground, as shown in a set of plans titled, “Construction Documents, Fairfield Hills Campus, Bicycle Playground, Newtown CT” dated March 23, 2022, and supporting documents submitted to the Land Use Agency April 6, 2022.

**3. Approval of the Minutes**

April 21, 2022

**4. Adjournment**