

**CITY OF TORRINGTON  
PLANNING AND ZONING COMMISSION  
AGENDA  
February 9, 2011**

1. **Call to Order:** 7:00 p.m., Torrington City Hall Council Chambers, Room 218, 140 Main Street, Torrington, CT

2. **Attendance/Announcement by Chairman:**

3. **Minutes for Approval:**

a. 1-26-11

4. **Old Business:**

a. Site Plan 995  
Applicant: Angelo Alduini, Jr.  
Location: 51 Brewer Street  
Proposal: 50' x 45' metal storage building

5. **New Business:**

- a. Request for Extension, mylar filing for two lot subdivision  
Applicant: Stephen & Caroline Siegfried  
Location: 272 University Drive  
Proposal: Request for 90 day extension to file recording mylar maps
- b. Review of Sign Regulations, Part 2 - Nick Iannacito
- c. Special Exception 11-255 and Site Plan 998  
Applicant: Rick's Auto Parts Inc.  
Location: 16 Ricciardone Avenue  
Proposal: Creation of parking lot in R-6 Zone (set public hearing)
- d. Zone Change  
Applicant: Omran Bahia  
Location: East Main Street and Fern Drive (Assessor Map 125-16-2)  
Proposal: Change R10s to R6 zone (set public hearing date)

6. **Public Hearings scheduled for 7:30 p.m., February 9, 2011, Council Chambers, Room 218, City Hall, 140 Main Street, Torrington, CT**

- a. Site Plan 994  
Applicant: Torrington Development Corporation  
Locations: Proposed improvements to the existing city-owned parking lot on the south side of existing City Hall Avenue. The improvements will reconfigure the lot to eliminate the existing dead-end condition in addition to providing a drop-off area serving the rear of the upper Main Street properties.  
. Extension of City Hall Avenue from its current terminus to East Main Street

. The reconfiguration of the parking area between the extended City Hall Avenue and the rear of the properties fronting Main Street (Route 800).  
Proposal: Torrington Downtown Improvements - Phase I  
(Public hearing continued from 1-26-11)

- b. Site Plan 996 and Special Exception 11-254  
Applicant: Church of St. Maron, aka St. Maron Church  
Location: 613 Main Street (Assessor Maps 119 Block 8 Lots 1, 2/1, 2/2, 3, 4, 5)  
Proposal: Expansion of an existing church and parking lot

7. **Adjournment:**

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Land Use Office  
Planning and Zoning Commission