

**CITY OF TORRINGTON
PLANNING AND ZONING COMMISSION
AGENDA
December 12, 2012**

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. 11-14-12

4. **Old Business:**
 - a. Enforcement Update

5. **New Business:**
 - a. Site Plan 1062
Applicant: Chris Oneglia
Location: 2101 Winsted Road
Proposal: Construct 15,400 sq. ft. industrial building, parking, utilities, grading

 - b. Site Plan 1063
Applicant: Dudrow Torrington LLC / Paragon Management Group LLC
Location: 416 Winsted Road
Proposal: Redevelopment of vacant restaurant as a Northwest Community Bank

 - c. Site Plan 1049 modification
Applicant: Borghesi Building and Engineering
Location: 1891 East Main Street
Proposal: Relocate proposed/approved 1,350 sq. ft. ice cream shop to eastern side of site

 - d. Special Exception 12-276
Applicant: Aldo DiCarlo
Location: 524 East Main Street
Proposal: Change of use to residential apartment (former office space)
(Set public hearing date)

- e. Special Exception 08-203 and Site Plan 878
Applicant: Francis J. Lupo and Cynthia M. Lupo
Location: 554 Toringford West Street and 1315 East MainStreet
Proposal: Request for five year extension to approved proposed plan
(Addition to existing health food store/parking and convert residential house into profession office space)

- f. Informal Discussion
Potential Zoning Regulation change, Section 3.1, Subsection 9.31, to allow a “warehouse providing interior access to self-storage nits which are completely enclosed in a building existing on or before 8/2/99 which has been converted to such use” in the “I”, Industrial Zone.

6. Public hearing scheduled for Wednesday, December 12, 2012, 7:30 p.m.; City Hall Council Chambers, Room 218, 140 Main Street, Torrington, CT:

- a. Special Exception 12-275
Applicant: Carl Thompson
Location: 138 Migeon Avenue
Proposal: Change of use to residential use, second floor
(Currently office use on both first and second floor)

7. Adjournment: