

**CITY OF TORRINGTON  
PLANNING AND ZONING COMMISSION  
AGENDA  
May 14, 2014**

**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. 4/23/14

**4. Old Business:**

- a. Enforcement Update
- b. Site Plan 1117
  - Applicant: Colby Engineering for Shawn V. Pace
  - Location: 560, 574, 576 South Main Street
  - Proposal: Construct storage/warehouse facility

**5. New Business:**

- a. Special Exception 14-287
  - Applicant: Benjamin Woodruff
  - Location: 39 Spruce Drive
  - Proposal: Increase non-conforming structure. Add second floor, existing structure is within front and sideyard setbacks  
(Set public hearing date)
- b. Memo from Zoning Enforcement Officer regarding sail pennant signage, review sign regulations
- c. Discussion of Downtown Development Audit, Come Home to Downtown – final report
- d. Special Exception 14-288 and Site Plan 1121
  - Applicant: Darrin J. Newbury
  - Location: 1 Newbury Place
  - Proposal: Professional Office Space in the R6 zone, convert single family home into professional office space (set public hearing date)

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**6. Public Hearings Scheduled for May 28, 2014 at 7:30 p.m., City Hall Council Chambers, 140 Main Street, Torrington, CT**

- a. Resubdivision
  - Applicant: Hines Sudden Service, Inc.
  - Location: 581 – 595 Winsted Road
  - Proposal: Two Lot Resubdivision

**7. Adjournment:**

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Land Use Office  
City of Torrington