

# Middletown Planning and Zoning Commission



Chair	Thom Pattavina ('23)	
Vice-Chair	Marcus Fazzino ('23)	
Secretary	Shanay Fulton ('25)	
Members	Richard Pelletier ('23)	Sebastian Giuliano ('25)
	Catherine Johnson ('23)	Vacant
Alternates	Kellin Atherton ('23)	Kelly Sweeney ('23)
	Tyler Eckstrom ('25)	
Ex- Officio	Mayor Ben Florsheim	
	Christopher Holden, Director of Public Works	
Staff	Marek Kozikowski, AICP, Director of Land Use	

## REGULAR MEETING AGENDA

**WEDNESDAY, February 22, 2023**  
**Council Chambers, City Hall & Virtual on WebEx**  
**7:00 P.M.**

Members of the public may view/listen to the meeting as follows:

1. Going to <https://webex.com> and joining the meeting using the meeting number and password located below.
2. Launching the WebEx application and joining the meeting using the meeting number and password located below.
3. Via telephone at 1-408-418-9388 and the appropriate access code.

**Meeting Number/Access Code:** 2342 047 4472

**Event Password:** Middletown

Alternatively, members of the public can attend the meeting at the following link:

<https://middletownct.webex.com/middletownct/j.php?MTID=mb1cf5f282c825e0c1904c86156243015>

Written comments should be delivered to the Land Use office or emailed to the Director of Land Use at [marek.kozikowski@middletownct.gov](mailto:marek.kozikowski@middletownct.gov) at least 24 hours in advance of the public hearing.

- 1. Pledge of Allegiance**
- 2. Roll Call**
- 3. Items removed from the Agenda**
- 4. Public comment on items on the agenda which are not currently scheduled for a public hearing**
- 5. Confirmation that all hearing signs have been properly posted**
- 6. Public Hearings**
  - 6.1. Request for a re-subdivision to modify lot lines and a conservation area approved in Subdivision S2017-4 at property located at 245 Training Hill Road in the R-30 zone. Applicant/Agent: Anthony Garofalo. [S2023-2](#)
  - 6.2. Petition for a zoning text amendment to modify Section 4.19 of the Middletown zoning code related to requirements for electric vehicle charging stations. Applicant/Agent. Middletown Land Use Department. [Z2023-1](#)

### **7. Old Business**

If you require special accommodations for any meeting, please call the ADA Coordinator at (860) 638-4540, (voice) or (860) 638-4812 (TDD/TTY), or the Town Clerk's Office at (860) 638-4910 at least ten (10) days prior to the scheduled meeting.

## **8. New Business**

- 8.1. Request for an affirmative GS 8-24 report for the lease of 19 acres to Fair Weather Growers, LLC at East Street (Map-Lot: 07-0334) and 124 South Plumb Road (Map-Lot: 07-0516). Applicant/Agent: City of Middletown/Land Use Department. [GS 8-24 2023-1](#)
- 8.2. Request for support on a [DEEP Recreational Trails Grant](#) application to expand connectivity to the Mattabeset Trail and cart path improvements at the former Pistol Creek Golf Course located on Atkins Street.

## **9. Public comment on topics which are not or have not been subject of a public hearing**

## **10. Minutes, Staff Reports, and Commission Affairs**

- 10.1. Minutes of the [February 8, 2023](#)
- 10.2. RiverCOG Report
- 10.3. Staff Report
- 10.4. Commission Affairs

## **11. Adjournment**

**Alternates: 1) Kelly Sweeney; 2) Tyler Eckstrom; 3 Kellin Atherton**