

# 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, March 8, 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:** 2335 586 4548

**Event Password:** Middletown

Alternatively, members of the public can attend the meeting at the following link:  
<https://middletownct.webex.com/middletownct/j.php?MTID=mef8c6ef2d5b5bca6b7dab20219ad348a>

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. Review of the [Regional Comprehensive Economic Development Strategy Draft Plan](#) drafted by the Lower Connecticut River Council of Governments.
  - 6.2. Request for a special exception to expand gas station convenience store into the flood plain at 572 Washington Street in the B-2 zone. Applicant/Agent: Nadeem Khalid.  
[SE2022-11](#)
- 7. Old Business**
  - 7.1. 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.

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.

Middletown Land Use Department. [Z2023-1](#)

**8. New Business**

- 8.1. Request for an affirmative CGS 8-24 report for rehabilitating and installing noise and lead abatement features and other improvements at the existing shooting range located at 260 Meriden Road in the R-45 zone. Applicant/agent Chris Holden, Director of Public Works, City of Middletown. [GS 8-24 2023-2](#)

**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 22, 2023](#)
- 10.2. RiverCOG Report
- 10.3. Staff Report
- 10.4. Commission Affairs

**11. Adjournment**

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