

Berlin Planning and Zoning Commission Agenda

February 4, 2021

The Berlin Planning and Zoning Commission will hold a Regular Meeting on Thursday, February 4, 2021 at 7:00 P.M by remote WebEx conference*. The public will be able to access and participate in the meeting by computer or telephone as provided below.

Click the link below to join the meeting:

<https://townofberlin.my.webex.com/townofberlin.my/j.php?MTID=md84f56b189e34d76e7ae1193c39ef247>

Or to join by phone:

+1-408-418-9388 United States Toll

Meeting number (access code): 132 673 5214

Meeting password: PZC700 (792700 from phones and video systems)

**The WebEx call to participate in this meeting is a toll call and you may incur additional charges for placing the call by your phone service provider. The Town does not reimburse participants for any toll charges. Please check with your phone service provider before making the call.*

PLEASE NOTE: The agenda and all meeting materials related to the agenda items which will be distributed to the Commission will be posted on the town's website at:

www.town.berlin.ct.us and will be available for viewing twenty-four (24) hours prior, during and after the meeting. Members of the public are encouraged to submit materials relevant to the applications no later than 12:00 p.m. on Wednesday, February 3, 2021, for posting prior to, during and after the meeting.

I Call to Order

II Commission Business

- a. Election of Officers

III Approval of Minutes

- a. January 21, 2021

IV Commission Business

- a. Façade Application of Michael and Rosemary Cassetta for Dairy Queen,
806 Farmington Avenue

Continued...

V Public Hearings

- a. Special Permit/Site Plan Amendment of A Missing Link, LLC for a wine and spirits warehousing and distribution business at the existing building at Lot 6-3, Block 90, 496 Four Rod Road
- b. Zone Change Request of BT 2008 LLC to change the zone at 404 Berlin Turnpike (Map Lot Block: 10-2-83-12-7333) and (Map Lot Block 10-2-83-12-7334) and (Map Lot Block: 10-2-83-13A) and (Map Lot Block: 10-2-83-13C-7509) and (Map Lot Block: 10-2-83-13C-7510) from Berlin Turnpike-1 Zone to Berlin Turnpike Development Zone (BT-1) (*Opened 1/21/21 – Continued to 2/18/21*)
- c. Special Permit/Site Plan Applications of BT2008, LLC for a mixed-use development at 404 Berlin Turnpike (Map Lot Block: 10-2-83-12-7333) and (Map Lot Block 10-2-83-12-7334) and (Map Lot Block: 10-2-83-13A) and (Map Lot Block: 10-2-83-13C-7509) and (Map Lot Block: 10-2-83-13C-7510) (*Opened 1/21/21 – Continued to 2/18/21*)

VI Old Business

- a. Site Plan Amendment Application of Robert Blanchette, Borghesi Building & Engineering, for a 38,450 s.f. addition and 18,620 s.f. Phase II additions and related site work, Tomz Corporation, 47 Episcopal Road
- b. Special Permit/Site Plan Amendment of A Missing Link, LLC for a wine and spirits warehousing and distribution business at the existing building at Lot 6-3, Block 90, 496 Four Rod Road
- c. Zone Change Request of BT 2008 LLC to change the zone at 404 Berlin Turnpike (Map Lot Block: 10-2-83-12-7333) and (Map Lot Block 10-2-83-12-7334) and (Map Lot Block: 10-2-83-13A) and (Map Lot Block: 10-2-83-13C-7509) and (Map Lot Block: 10-2-83-13C-7510) from Berlin Turnpike-1 Zone to Berlin Turnpike Development Zone (BT-1)
- d. Special Permit/Site Plan Applications of BT2008, LLC for a mixed-use development at 404 Berlin Turnpike (Map Lot Block: 10-2-83-12-7333) and (Map Lot Block 10-2-83-12-7334) and (Map Lot Block: 10-2-83-13A) and (Map Lot Block: 10-2-83-13C-7509) and (Map Lot Block: 10-2-83-13C-7510)

VII Adjournment