

## LEGAL NOTICE

MIDDLETOWN PLANNING AND ZONING COMMISSION PUBLIC HEARING JANUARY 6, 1988, 7:00 P.M., COUNCIL CHAMBER, deKOVEN DRIVE, MIDDLETOWN, CONN. to consider:

1. Continued: Proposal to amend part of the Zoning Map to redesignate certain areas to different zones. All proposed new designations are residential zones and are currently established in the Zoning Code.

A synopsis of the proposal follows: The entire area of the City, west of Interstate Highway I-91 now zoned R-1 is proposed to be zoned R-60 (Residential 60,000 square feet, 200 feet frontage), except areas of two large subdivisions which are to be zones R-15, (Residential, 15,000 square feet, 100 feet frontage). The area east of I-91, south of Country Club Road and west of Higby Road now zones R-1 is proposed to be zoned R-45 (Residential, 45,000 square feet, 200 feet frontage). The areas east of Higby Road, south of Country Club Road and Westfield Street and north of the Municipal Boundary and Route 66, now zoned R-1, are proposed to be zoned R-15. An area now zoned R-3, south of Route 66 and east of the Municipal Boundary is proposed, together with the parcel immediately to south of said parcel, now zoned R-1, to be zoned M, (Multi-Family Dwelling Units).

The area east of the Municipal Boundary, south to the Wesleyan Hills Planned Residential Development, now zoned R-1, is proposed to be zoned R-15. The area south of the Wesleyan Hills Planned Residential Development, south to Anderson Road, now zones R-1, is proposed to be zones R-30 (Residential, 30,000 square feet, 150 feet frontage).

An area west of Route 17, north of the Municipal Boundary, west to Coleman Road and north to the Northeast Utilities Co. overhead transmission lines, now zoned R-1, is proposed to be zoned R-45.

An area north of the Municipal Boundary, east of Coleman Road, south of the Northeast Utilities Co. overhead transmission lines and west of the I-3 zone of the City, now zoned R-1, is proposed to be zoned R-60.

An area east of the Connecticut Valley Hospital and west to the I-3 zone now zoned R-1, is proposed to be zoned R-45.

Finally, an area at the City's northern boundary, east of I-91 and west to the Westlake PRD, now zoned R-3, is proposed to be zoned MX (Mixed Use).

Also proposed is an amendment to the text of the Zoning Code. The text about the R-3 Residential Zone, Section 23B of the Zoning Code, is to be deleted.

A copy of the present zoning map now in effect and a copy showing the changes as proposed are filed in the Office of the Town Clerk along with a copy of the Zoning Code showing the section proposed to be deleted. Proponent Planning and Zoning Commission. Z87-19

2. Continued: Proposed amendment to the Subdivision Regulations and Zoning Code to establish a Designer Environmental Subdivision Regulation to allow flexibility of subdivision design. Copy of text on file in the Office of the Town Clerk. Proponent Planning

and Zoning Commission

3. Continued: Proposed 46 lot subdivision located off South Main St. to be known as the Hollow. Applicant/agent Bronson & Hutensky/Corbo Associates, Inc. S87-32.

4. Continued: Proposed 47 lot subdivision located off Maple Shade Rd. to be known as Cranberry Lane Estates. Applicant/agent Trican Realty/Atty. Borkowski S87-33

5. Continued: Proposed 2 lot resubdivision located at George St. Applicant/agent Jeffery Pierce S87-43

Stephen T. Gionfriddo, Chairman  
Planning and Zoning Commission

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P.O. #26726

The above legal notice to appear in the Middletown Press TWICE.

December 26, 1987, Saturday  
December 30, 1987, Wednesday

NOTE: TO BE PUT IN CITY BRIEFS

MIDDLETOWN RESIDENTS---See Planning and Zoning's Legal Notice in tonight's Press.

December 26, 1987, Saturday  
December 30, 1987, Wednesday