

Eric G. Lowry, Vice-Chm.; Cos Giuffrida, Secretary; Comms. Walter J. Dreaher; COMMISSION MEMBERS PRESENT  
Stephen T. Gionfriddo; Seb J. Passanesi; Rose Sbalcio; Alternates: George L. Augustine

Mayor Michael J. Cubeta, Jr.; Chm. Paul P. Parisi; Alternates: Mary C. Woods; MEMBERS ABSENT  
Louis Carta; Anthony Gaunichaux

Vice-Chm. Eric G. Lowry acted as Chairman in the absence of Chm. Paul P. Parisi and Comm. Augustine acted for absent Chm. Paul P. Parisi. ACTING MEMBERS

George A. Reif, Director; Althea Rinaldi; Mary Lee Dorflinger STAFF

Philip Bauer, Engr., Public Works; Robert Frank, Zoning Enforcement Officer; OTHERS  
Jeff Kotkin, Reporter, Hartford Courant; Jan Frazier, Reporter, Middletown Press; approx. 52 persons in the audience.

ACTING CHM. LOWRY:

The Planning and Zoning Commission will please come to order. In the absence of Comm. Parisi, Comm. Augustine will sit in. In the absence of, no, that's it, everybody else is there. That's it. All right. The first item on the agenda is the continuation of the Public Hearing of March 11th. I will ask the Secretary to read the item.

SECRETARY GIUFFRIDA:

Item 2.1 Proposed Special Exception for a neighborhood store to be located at 590 High Street, in the R-3 Zone. Applicant Louis Aresco.

ITEM 2.1  
PROPOSED S.E.  
590 HIGH ST.  
R-3 ZONE  
LOUIS ARESCO  
NEIGHBORHOOD  
STORE

DIR. REIF:

Mr. Chairman, we have a letter, you have a letter from their Attorney, Vincent Marino, who says that Mr. Louis Aresco has recently consulted with this office concerning his application for a Special Exception for a neighborhood store to be located at 590 High Street. It appears that we will need further time in order to adequately prepare for the public hearing. And I am at this time requesting that the public hearing be continued until the next meeting of the Planning and Zoning Commission to be held on April 8, 1981. I would note that the April 8th date is within the 30 day period in which the public hearing should be completed. Thank you for your cooperation. Very truly yours, Vincent M. Marino, Attorney with Halloran and Sage.

ACTING CHM. LOWRY:

O.k. Is that statement correct about the continuation?

DIR. REIF:

Yes. That is the 29th day.

ACTING CHM. LOWRY:

The 29th. I need a motion George?

DIR. REIF:

I, I think a motion to accept this if you wish to do that.

ACTING CHM. LOWRY:

All right. A motion in order to continue this item 2.1 was made and seconded. All in favor? Opposed? So it is.

(Members of the Commission answered Aye in favor.)

DIR. REIF:  
Now, Mr. Chairman..

ACTING CHM. LOWRY:  
Yes.

DIR. REIF:  
..You may want to allow people since this is a public hearing to offer information...

ACTING CHM. LOWRY:  
Oh, yes.

DIR. REIF:  
...or petitions which I believe...

ACTING CHM. LOWRY:  
Is there anybody here tonight who's interested in item 2.1 who wants to speak in favor or against it? If not, we go to item 2.2?

DIR. REIF:  
He may not know what item 2.2 is. It's Louis Aresco, store.

ACTING CHM. LOWRY:  
Well, we just, the Secretary just read the, the call.

DIR. REIF:  
O.k. All right. O.k.

ACTING CHM. LOWRY:  
Item 2.2

SECRETARY GIUFFRIDA:

Item 2.2 Proposed Special Exception to permit conversion of two family dwelling...

COMM. DREAHER:  
Just a minute...

COMM. SBALCIO:  
Excuse me. Joe Serra just walked in. I think he wants to speak on the subject. Joe.

ACTING CHM. LOWRY:  
Is there anybody who wants to speak on the item 2.1?

DIR. REIF:  
See, they're going to continue it, but they've...(Inaudible)

ACTING CHM. LOWRY:  
But since you're here tonight, you may...

MR. SERRA:  
Well, This, I just want to just enter...

ACTING CHM. LOWRY:  
Will you please state, yes, all right. State your name for the record.

MR. SERRA:

My name is Joe Serra and I live at 608 High Street. I have before me a three page petition of the residents of the greater High and Stack Street area that are in opposition to a special exception for a neighborhood store. I know it's not going to be coming up tonight, so we'll be back next week and...

ACTING CHM. LOWRY:

You can make the statement tonight.

MR. SERRA:

Well, I told most of the residents that they could stay home tonight and come back next week.

ACTING CHM. LOWRY:

Oh. All right.

MR. SERRA:

But to save time, you know, I want to enter the, the petition.

ACTING CHM. LOWRY:

All right.

MR. SERRA:

Thank you.

ACTING CHM. LOWRY:

And thank you to you. All right. We'll go to item 2.2.

SECRETARY GIUFFRIDA:

Item 2.2 Proposed Special Exception to permit conversion of two family dwelling to multi-family dwelling of three units, located at 31 Broad Street in the R-4 Zone. Applicant/Agent J. Borkowski, Attorney for T.I.C. Enterprises.

ITEM 2.2  
PROPOSED S.E.  
31 BROAD ST.  
R-4 ZONE  
T.I.C. ENTERPRISES

ACTING CHM. LOWRY:

Is the applicant present?

DIR. REIF:

No. They are not. Again, Mr. Chairman, Attorney Borkowski phoned this afternoon and has asked that the application be withdrawn. They're trying to work out the parking arrangement and the parking arrangement they showed on their site plan would require backing into the Police Department's driveway. And the Police Department will not go along with that. So they're withdrawing the application at this time.

COMM. GIUFFRIDA:

So moved.

ACTING CHM. LOWRY:

Anyone second? All in favor? Opposed? So moved.

(Members of the Commission answered Aye in favor.)

I should have said that the public hearing was officially closed.

*Mary Lee Dorflinger*  
Mary Lee Dorflinger  
Transcribing Secretary

ADJOURNMENT OF  
PUBLIC HEARING

Eric G. Lowry, Acting Chairman  
PLANNING AND ZONING COMMISSION

APPROVED AT THE MEETING OF \_\_\_\_\_