

MARCIA A. LECLERC
MAYOR

TOWN OF EAST HARTFORD

740 Main Street
East Hartford, Connecticut 06108

DEVELOPMENT
DEPARTMENT
Phone: 860 291-7300

**SPECIAL MEETING AGENDA
EAST HARTFORD PLANNING AND ZONING COMMISSION
MAY 15, 2019
7:00 P.M.
TOWN COUNCIL CHAMBERS**

1. CALL TO ORDER

2. APPROVAL OF MINUTES

- Public Hearing Minutes – April 24, 2019
- Special Meeting – April 24, 2019

- 3. ZONE CHANGE APPLICATION:** 361, 365 Main Street and 9, 13-15, 21, 27-29, 33 Ensign Street – Under Section 603; zone change to Design Development District 3 and request for Master Plan approval to consolidate seven lots into one for the development of an approximately 23,000 sq. ft. mixed use building with 123 parking spaces containing a financial institution, restaurant, office, and retail uses, and request to modify the use, parking, and lot dimensional requirements pursuant to the Master Plan.
Assessor's Map-Lot: 21-9, 10-40, 10-41, 10-42, 10-43, 10-44, 10-45
Applicant: Goodwin College Inc.

- 4. SITE PLAN APPLICATION:** 361, 365 Main Street and 9, 13-15, 21, 27-29, 33 Ensign Street – Under Section 702; consolidate seven lots into one for the development of an approximately 23,000 sq. ft. mixed use building with 123 parking spaces containing a financial institution, restaurant, office, and retail uses, and request to modify the use, parking, and lot dimensional requirements pursuant to the Master Plan.
Assessor's Map-Lot: 21-9, 10-40, 10-41, 10-42, 10-43, 10-44, 10-45
Applicant: Goodwin College Inc.

- 5. SOIL EROSION AND SEDIMENTATION APPLICATION:** 361, 365 Main Street and 9, 13-15, 21, 27-29, 33 Ensign Street – Under Section 217; disturbance of approximately 122,000 sq. ft. of land for the development of a mixed use building with 123 parking spaces.
Assessor's Map-Lot: 21-9, 10-40, 10-41, 10-42, 10-43, 10-44, 10-45
Applicant: Goodwin College Inc.

- 6. SPECIAL PERMIT:** 11 Bragg Street – Under Section 402.2 and 209.2; change of use to a Tier II Place of Public Assembly (house of worship) for "The Apostolic Church" and request for offsite parking.
Assessor's Map-Lot: 25-282
Applicant: The Apostolic Church Int.

- 7. SPECIAL PERMIT:** 381 Connecticut Boulevard – Under Section 209.2; request for offsite parking for use as inventory parking that is integrated with the adjacent “Kia of East Hartford” site located at 99 Ash Street.
Assessor’s Map-Lot: 5-12/152
Applicant: Ash Street Holdings LLC
- 8. SITE PLAN MODIFICATION:** 381 Connecticut Boulevard – Under Section 702; construction of an inventory parking lot that is integrated with the adjacent “Kia of East Hartford” site located at 99 Ash Street.
Assessor’s Map-Lot: 5-12/152
Applicant: Ash Street Holdings LLC
- 9. SOIL EROSION AND SEDIMENTATION CONTROL APPLICATION:** 381 Connecticut Boulevard – Under Section 217; disturbance of approximately 34,000 sq. ft. of land for construction of an inventory parking lot associated with the adjacent “Kia of East Hartford” site located at 99 Ash Street.
Assessor’s Map-Lot: 5-12/152
Applicant: Ash Street Holdings LLC
- 10. SITE PLAN MODIFICATION:** 99 Ash Street – Under Section 702; site improvements including lighting, landscaping, relocation of interior landscaping islands, drainage, parking lot resurfacing and restriping for “Kia of East Hartford”.
Assessor’s Map-Lot: 5-13
Applicant: Ash Street Holdings LLC
- 11. SPECIAL PERMIT:** 297 Burnside Avenue – Under Sections 401.2 and 209.2; change of use to a Tier II Place of Public Assembly (house of worship) for “Iglesia Alcanzando La Vision de Cristo” and request for offsite parking.
Assessor’s Map-Lot: 25-159
Applicant: Oscar Ardon
- 12. SITE PLAN MODIFICATION:** 297 Burnside Avenue – Under Section 702; construction of a new exterior stairway to the second floor and wood ramp at the rear of the building.
Assessor’s Map-Lot: 25-159
Applicant: Oscar Ardon
- 13. SITE PLAN MODIFICATION:** 15 Milbrook Drive – Under Section 702; renovation of former Blessed Sacrament Church into the senior center including a new building façade and terrace, parking lot repaving, lighting, and minor site improvements.
Assessor’s Map-Lot: 19-248
Applicant: Town of East Hartford

14. SOIL EROSION AND SEDIMENTATION CONTROL APPLICATION: 15 Milbrook Drive – Under Section 217; disturbance of approximately 37,990 sq. ft. of land for a new terrace, parking lot repaving, and minor site improvements for the Senior Center.

Assessor's Map-Lot: 19-248

Applicant: Town of East Hartford

15. SOIL EROSION AND SEDIMENTATION CONTROL APPLICATION: 211 and 301 East River Drive and Levee Right-of-Way north of the Founders Bridge – Under Section 217; disturbance of approximately 65,000 sq. ft. of land for repairs to the flood control system toe drain.

Assessor's Map-Lot: 1-2, 1-3, Levee ROW

Applicant: Ash Street Holdings LLC

16. MISCELLANEOUS

17. ADJOURNMENT