

**TOWN OF MANCHESTER
PLANNING AND ZONING COMMISSION**

July 15, 2019
7:00 P.M.

Lincoln Center Hearing Room
494 Main Street

AGENDA

PUBLIC HEARING:

1. **PRANAY & MAYA SHAH** – Change of zone from Residence A to Neighborhood Business to permit change of use from convenience store with beer permit to package store permit at 1 Broad Street.
 - Zone Change (2019-078)
2. **VANLOSE ENTERPRISES, LLC** – Request a special exception per Art. II, Sec. 24.02.01(h) for construction of employee parking lots at 86 Oakland Street and 11 and 25 Edward Street, to be used in conjunction with the Mazda new car dealership located at 80 Oakland Street.
 - Special Exception (2019-051)

NEW BUSINESS:

1. **PRANAY & MAYA SHAH** – Change of zone from Residence A to Neighborhood Business to permit change of use from convenience store with beer permit to package store permit at 1 Broad Street.
 - Zone Change (2019-078)
2. **VANLOSE ENTERPRISES, LLC** – Request a special exception per Art. II, Sec. 24.02.01(h) for construction of employee parking lots at 86 Oakland Street and 11 and 25 Edward Street, to be used in conjunction with the Mazda new car dealership located at 80 Oakland Street.
 - Special Exception (2019-051)
3. **KENNETH BOYNTON** – Proposed 44-lot residential cluster subdivision served by sanitary sewer and public water at 426 Wetherell Street.
 - Inland Wetlands Permit Determination of Significance (2019-036)
4. **SL 80 UTOPIA ROAD LLC** – For construction of an approximately 25,800 sq. ft. commercial building with associated parking, drive aisle, utilities and landscaping improvements at 80 Utopia Road.
 - Erosion & Sedimentation Control Plan (2019-071)

5. **MISAC CORPORATION** – For a garage maintenance building addition and renovation at 8 Rachel Road.
 - Special Exception Modification (2019-074)
6. **WORKOUT HARDER FITNESS** – To add esthetician services at 134 Pine Street, a.k.a. 136 ½ Pine Street.
 - Special Exception Modification (2019-075)
7. **ADMINISTRATIVE REPORTS**
8. **RECEIPT OF NEW APPLICATIONS**