

**PLANNING AND ZONING COMMISSION
AGENDA**

Tuesday, May 11, 2010

8:00 P.M.

**Room 206
Town Hall**

EXECUTIVE SESSION

Executive Session to discuss pending litigation with Town Counsel.

GENERAL MEETING (to start no earlier than 9:00 p.m.)

Amendment of Business Site Plan #228-A/Protected Town Landmark #7-A, Little Red Schoolhouse, 21 Tokeneke Road, CBD Zone.

Proposed change of use to have two commercial service uses on the second floor (two hair salons/barbershops) and a proposed retail use on the first floor.

Amendment of Business Site Plan #244, 76 Tokeneke Road (formerly 70 Tokeneke Road), DC Zone.

Request for a new second floor office use tenant (previous use approved was for showroom/display area).

Discussion of possible proposed Zoning Regulation amendments for consideration to formally be put forth by the Commission.

Discussion and possible decision on the following public hearing items closed on April 27th:

Coastal Site Plan Review #253, Flood Damage Prevention Application #283, Land Filling & Regrading Application #239, James & Elizabeth Degnan, 19 Brush Island Road.

Proposing to demolish the existing residence and construct a new single-family residence, with associated septic system and stormwater management system and to perform related site development activities within regulated areas. *DECISION DEADLINE: 7/1/2010.*

Land Filling & Regrading Application #240, Nicholas & Christa Struk, 32 Old Oak Road.

Proposing to fill and regrade a portion of the back yard, and to perform related site activities. *DECISION DEADLINE: 7/1/2010.*

Approval of Minutes

April 27, 2010 General Meeting

Any Other Business (Requires two-thirds vote of Commission)

ADJOURN.