

Montville Planning & Zoning Commission
REGULAR MEETING
October 22, 2024 - 6:00 p.m.
Town Council Chambers – Town Hall
310 Norwich-New London Turnpike, Uncasville, CT 06382

AGENDA

- 1. Call to Order.**
- 2. Pledge of Allegiance.**
- 3. Roll Call.**
- 4. Additions or Changes to the Agenda.**
- 5. Minutes:** Approval of the September 24, 2024 Regular Meeting Minutes.
- 6. Remarks from the public not relating to items on the agenda.**
- 7. Public Hearing:**
 - a. 24 ZC 4 – Zoning Regulation Text Amendment to Amend Section 4.11.5.2 -**
Applicant: 1758 Rte 32, LLC c/o Corey Grossman, Agent: George Andrews. *(Date of Receipt 9/23/2024 – DRD 65 days from close PH – PH to open 10/22/2024)*
 - b. Discussion & Decision: 24 ZC 4 – Zoning Regulation Text Amendment to Amend Section 4.11.5.2 -** Applicant: 1758 Rte 32, LLC c/o Corey Grossman, Agent: George Andrews. *(Date of Receipt 9/23/2024 – DRD 65 days from close PH – PH to open 10/22/2024)*
- 8. Old Business:** None.
- 9. New Business:**
 - a. 24 SITE 7 – 480 Route 32 (074-002-000) –** Owner/Applicant: KDS Realty, LLC, Principal: Sudesh Kumar for proposed veterinarian office with building addition and 3 apartment units on the 2nd & 3rd floors. *(Submitted 10/8/24, Date of Receipt 10/22/24, DRD 12/26/24)*
 - b. C.G.S. § 8-24 Review** for the construction of an equipment storage garage on the property located at **176 Meeting House Ln (046-069-000)**.
 - c. 24 SITE 8 – 176 Meeting House Ln (046-069-000) –** Owner: Town of Montville (Camp Oakdale), Applicant: Town of Montville (Public Works) for proposed public works equipment storage garage. *(Submitted 10/8/24, Date of Receipt 10/22/24, DRD 12/26/24)*
 - d. 24 SUB 3 – 958 Route 163 (046-008-000) –** Owner: TA CT Holdings, LLC, Applicant: The Nevar Company/Dean Fiske for proposed 1-Lot resubdivision. *(Submitted 10/9/24, Date of Receipt 10/22/24) (RECEIPT ONLY)*
- 10. Zoning Matters:** ZEO Report.
- 11. Land Use Director Report.** None.
- 12. Other Business:** None.
- 13. Correspondence:**
 - a. CGS § 8-7d(h) Referral** dated October 1, 2024 regarding Town of Preston Zoning Regulation Amendment for title of farm wineries.
- 14. Executive Session:** None.
- 15. Adjournment.**

No new business will be discussed after 10:30 P.M. and all business will cease at 11:00 P.M. Any unfinished business will be continued until the next meeting. Said notice shall appear on all meeting agendas.