

**Berlin Planning and Zoning Commission Agenda**  
**October 15, 2020**

The Berlin Planning and Zoning Commission will hold a Regular Meeting on Thursday, October 15, 2020 at 7:00 P.M. in person in the Town Council Chambers, Berlin Town Hall, 240 Kensington Road, Berlin, CT. The public will also be able to access and participate in the meeting via Webex video conference and conference call as provided below. Therefore, the public may attend the meeting in person, via Webex video conference, or via telephone conference call.

Join by Phone: 1-408-418-9388

Join by Video:

<https://townofberlin.my.webex.com/townofberlin.my/j.php?MTID=m68e52ade9f3aef8fd7ee2a9d2ad82c54>

Meeting number (access code): 132 837 6056

Meeting password: PZCTh700 (79284700 from phones and video systems)

**\*\*\*PLEASE NOTE: The agenda and all meeting materials related to the agenda items which will be distributed to the Commission will be posted on the town's website at: [www.town.berlin.ct.us](http://www.town.berlin.ct.us) and will be available for viewing twenty-four (24) hours prior, during and after the meeting. Members of the public are encouraged to submit materials relevant to the applications no later than 12:00 p.m. on Wednesday, October 14, 2020, for posting prior to, during and after the meeting.**

**I Call to Order**

**II Approval of Minutes**

- a. September 3, 2020

**III Commission Business**

- a. Request of Carl Ciarcia for a five-year extension for an approved subdivision, Kensington Road, Lots 1-1 through 1-7
- b. Façade Application of Michael and Rosemary Cassetta. Dairy Queen, 806 Farmington Avenue
- c. Façade Application of OCHE, LLC, 817 Farmington Avenue
- d. Discussion of murals
- e. Discussion of crematory uses language

**IV Public Hearings**

- a. Special Permit Application of Genesis L. Cora Luquis to locate a business, Paradise Nutrition, at 1240 Farmington Avenue, Unit #3
- b. Special Permit/Site Plan Applications of Richard Munson, Deming Road Business Park, LLC for a building on each of four existing lots, and related site improvements.
1. Map 10-1, Block 83, Lot 3A (7,500 sq. ft.) Deming Road, 7,500 sq. ft. building on a rear lot for contractor shop use
  2. Map 10-1, Block 83, Lot 3A1 Deming Road, 3,606 sq. ft. building for contractor shop use
  3. Map 10-1, Block 83, Lot 3A2 Deming Road, 6,750 sq. ft. building for contractor shop use
  4. Map 10-1, Block 83, Lot 3A3 (9,000 sq. ft.) Deming Road, 9,000 sq. ft. building on a rear lot for contractor shop use

*Continued...*

**IV Public Hearings (Continued)**

- c. Special Permit/Site Plan Applications of Thomas O'Rourke, Military Experience Museum Inc. for a Military Experience Museum at 76 Chamberlain Highway (Map 30-2, Block 74, Lot 37 and 0 Chamberlain Highway) and 0 Chamberlain Highway (Map 30-2, Block 74, Lot 39)

**V Old Business**

- a. Special Permit Application of Genesis L. Cora Luquis to locate a business, Paradise Nutrition, at 1240 Farmington Avenue, Unit #3
- b. Special Permit/Site Plan Applications of Richard Munson, Deming Road Business Park, LLC for a building on each of four existing lots, and related site improvements.
  - 1. Map 10-1, Block 83, Lot 3A (7,500 sq. ft.) Deming Road, 7,500 sq. ft. building on a rear lot for contractor shop use
  - 2. Map 10-1, Block 83, Lot 3A1 Deming Road, 3,606 sq. ft. building for contractor shop use
  - 3. Map 10-1, Block 83, Lot 3A2 Deming Road, 6,750 sq. ft. building for contractor shop use
  - 4. Map 10-1, Block 83, Lot 3A3 (9,000 sq. ft.) Deming Road, 9,000 sq. ft. building on a rear lot for contractor shop use
- c. Special Permit/Site Plan Applications of Thomas O'Rourke, Military Experience Museum Inc. for a Military Experience Museum at 76 Chamberlain Highway (Map 30-2, Block 74, Lot 37 and 0 Chamberlain Highway) and 0 Chamberlain Highway (Map 30-2, Block 74, Lot 39)

**VI Adjournment**