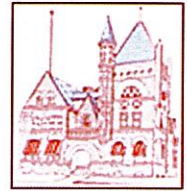




CITY OF WEST HAVEN, CONNECTICUT

Planning and Zoning Commission

City Hall • 355 Main Street • First Floor • West Haven, Connecticut 06516
Phone 203.937.3580 • Fax 203.937.3742



CITY HALL 1896 -1967

Christopher Suggs Chairman
John Biancur, Vice-Chairman
Greg Milano, Secretary
Gene F. Sullivan, Commissioner
Brent Coscia, Commissioner

Joseph Vecellio, Alternate
Sammy Rivera Alternate
Richard Standish Alternate
Catherine Conniff Assistant
City Planner

AGENDA

The West Haven Planning and Zoning Commission will hold a Regular Meeting and Public Hearing on Tuesday April 22, 2025, in the Harriet North Room, 2nd Floor, City Hall, 355 Main Street, West Haven, CT at 6:00 P.M.

CALL TO ORDER

ROLL CALL

PLEDGE OF ALLEGIANCE

APPROVAL OF MINUTES for Regular Meeting of April 8, 2025

CONTINUED

528 Main Street: An application for the installation of electric vehicle charging stations with a total of 8 hook ups located in the RB (Regional Business) In pursuant to section 49.4 75, 85, and 92 of the City of West Haven Zoning Regulations Owner: Getty CT Leasing Inc./ Applicant GPM Investments, LLC File # SP 25-003, SR 25-004

PUBLIC HEARING:

172 Beatrice Drive: An application to expand parking in the front yard. To widen the drive from a single to a double drive, In the R2 (single Family Detached Residence) district. In pursuit of section 60.7, 85 and 92 of the cities of West Haven Zoning Regulations. Owner Lou & Tanya Silva/ Applicant: Dylan's Paving & Excavating LLC. File # SP 25-15

Deliberation: 172 Beatrice Drive File # SP 25-15

50 Industry Drive: A Site Plan Review to add an accessory building and outdoor living display area. The application consists of sales and display office, attached to landscaping and patios to showcase some of the products and services the company provides. Located in the IPD (Industrial Planned Development) district. In pursuit of section 25 and 75 of the cities of West Haven Zoning Regulations. Owner / Applicant Eli Properties, LLC File # SR 25-16

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Deliberation: 50 Industry Drive File # SR 25-16

441 Derby Avenue: A modification for a previously approved Site Plan Review. The applicant requests to reduce the parking from 20 to 17 to accommodate other construction comments by the Connecticut DOT. Concrete wheel stops added to an ADA parking space and adjoining parking space. Located in the RB (Regional Business) district. In pursuit of section 75 and 75.2.13 of the cities of West Haven Zoning Regulations. Owner Grinnell, LLC/ Applicant Highway 84 LLC. File # SR25-17

Deliberation:441 Derby Avenue File #SR 25-17

855 Boston Post Road: A Special Permit and Site Plan review to allow the front portion of the building to be utilized as an indoor soccer venue. Four (4) synthetic turf fields and screening between each field will be added. The applicant will add Interior and Exterior paint and repair cracks and deficiencies in the parking lot and drive., also seal coat parking and striping for 100 parking spaces for user and add signage. Located in the RB (Regional Business) district. In pursuit of section 39.2 m, 60, 75, 85, and 92 of the cities of West Haven Zoning Regulations. Owner 855 Orange Avenue, LLC/ Applicant Five Star Holdings, LLC. File #SP 25-18 and #SR 25-19

Deliberation: 855 Boston Post Road File #SP 25-18 and #SR 25-19

Staff Reports:

Other Business: Adjournment -
Christopher Suggs Chairman