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### **AGENDA**

#### **MANSFIELD PLANNING AND ZONING COMMISSION**

Regular Meeting, Monday, November 19, 2007, 7:15 p.m.

Or upon completion of [Inland Wetland Agency](#) Special Meeting  
Council Chambers, Audrey P. Beck Municipal Building

**Minutes:** 11/5/07, 11/13/07

#### **Scheduled Business**

**7:15 p.m. Public Hearing Continuation**  
**Subdivision Application (Arthur's Pond) 7 Proposed lots off of**  
**N. Eagleville and Separatist Roads. File #1266**

Reports from Director of Planning and E.H.H.D.

**7:30 p.m. Public Hearing Continuation**  
**Special Permit Application, Efficiency Unit, 141 Gurleyville Rd.,**  
**J. Catalano, o/a File #1268**

**7:45 p.m. Zoning Agent's Report**

- A. Enforcement Update
- B. Update on Hall site restoration, storage activities
- C. Other

#### **Old Business**

1. **Special Permit Application, Natchaug Hospital Office Use, 165 Storrs Road, Natchaug Hospital, applicant M. Howard owner, File #1032-2 (M.A.D. 1/9/08)**
2. **Request for Site/Use Modifications, 1029 Storrs Rd. (Stix 'n' Stones LLC, applicant/P. Hammer, owner) File #727**
3. **Subdivision Completion/Bonding update**  
(Staff update to be provided on 11/19/07)
  - a. **Fellows Estates/Acceptance of Monticello Road Extension**
  - b. **Wild Rose Estates/Acceptance of Jonathan Lane Extension**
  - c. **Pine Grove Estates/ Acceptance of Adeline Place Extension**
  - d. **Beacon Hill Estates/Acceptance of Beacon Hill Drive**
  - e. **Driveway Completions: Mulwood East, Sawmill Valley, Baxter Road Estates, McFarland Acres**
  - f. **Other**

4. **Request for occupancy revision, Thirsty Dog Pub, 134 N. Eagleville Rd., File #930-2**

Report from Zoning Agent

5. **Other**

**New Business**

1. **Modification Request, 86 Storrs Road, Proposed additional retail store, College Mart/U.S. Properties Inc., o/a, File #483-4**

(to be referred to staff for review and comment)

2. **Re-appointment of Design Review Panel Members**

Memo from Director of Planning

3. **Other**

**Reports from Officers and Committees**

1. Chairman's Report
2. Regional Planning Commission
3. Regulatory Review Committee  
(Next meeting scheduled for 12/6/07 at 1:30 in Conference Room B)
4. Other

**Communications and Bills**

1. Fall 2007 Planning Commissioners Journal
2. "What other College Communities Have Done" Article Re: Actions taken to preserve single family character in college neighborhoods.
3. Coventry Referral: Proposed Aquifer Protection Area (No response considered necessary by Director of Planning)
4. 11/14/07 ZBA Legal Notice
5. Other