



**CITY OF DANBURY**  
155 DEER HILL AVENUE  
DANBURY, CONNECTICUT 06810

ZONING COMMISSION  
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**MINUTES**  
**MAY 10, 2011**

The meeting was called to order by Chairman Robert Melillo at 7:30 PM.

Present were Theodore Haddad Jr., Richard P. Jowdy, Robert Melillo, and Alternates Thomas Spegnolo and Patrick Venuti. Also present was Planning Director Dennis Elpern.

Absent were Anthony DiCaprio, Ted Farah, Walter Hoo, Alan Kovacs, Gary Renz, Terry Tierney and Alternate Elmer Palma.

Chairman Melillo asked Mr. Spegnolo to take Mr. Farah's place and Mr. Venuti to take Mr. DiCaprio's place for the items on tonight's agenda.

Mr. Spegnolo led the Commission in the Pledge of Allegiance.

Chairman Melillo said they would have to table the acceptance of the November 23, 2011, January 25, 2011 and February 22, 2011 minutes because there is not an eligible quorum to vote on their acceptance.

Chairman Melillo then announced that the Petition of GTR, LLC for a Special Permit for Package Store at 24 Mill Plain Rd. (#E15102) has been withdrawn.

**PUBLIC HEARING:**

7:30 PM – Petition of the City of Danbury by Dennis I. Elpern, Planning Director to Amend Secs. 2.B., 3.F.2., 4.D.3., 5.D.3., 5.F.2., 5.F.3., 5.F.4., 5.F.5., 7.E., 7.F. & 8.C.1.b.(5) of the Zoning Regulations. (Downtown Revitalization Amendments)

Before any of the documents were read into the record, Mr. Elpern came forward and asked that this hearing be opened and continued until the next regular meeting, which is scheduled for May 24, 2011. The reason for this request is because there are only five members present and it is too difficult to get the members in to listen to tapes and he would rather not make the presentation twice.

Mr. Haddad made a motion to open this public hearing and continue it. Mr. Spegnolo seconded the motion and it was passed unanimously.

#### CONTINUATION OF PUBLIC HEARING

Petition of 40-44 MPR, LLC for a Special Permit for Package Store at 40 Mill Plain Rd. (#E15110).

Chairman Melillo said they had opened the hearing at the April 16, 2011 meeting. It had been continued that night so the other petition for 24 Mill Plain Rd. could provide more information. That petition since has been withdrawn. He added that they will not be able to vote on this tonight because there is not an eligible quorum, but they can close the public hearing. Mr. Haddad made a motion to close the public hearing. Mr. Jowdy seconded the motion and it was passed unanimously.

#### NEW BUSINESS

Petition of Scott Benincasa & David Benincasa to Amend Secs. 2.B. & 5.B.2. of the Zoning Regulations. (Add "Indoor Shooting Range" to CA-80 Zone) Public hearing scheduled for June 14, 2011.

Mr. Haddad made a motion to refer this petition to the Planning Commission. Mr. Spegnolo seconded the motion and it was passed unanimously.

Chairman Melillo asked if there was anything to discuss under Other Matters. Mr. Haddad said he had asked the secretary to send the attendance records to each member, so they should receive it by e-mail.

Chairman Melillo said the For Reference Only listed two public hearings scheduled for May 24, 2011.

At 8:05 PM, Mr. Jowdy made a motion to adjourn. Mr. Spegnolo seconded the motion and it was passed unanimously.