

**Planning and Zoning Commission
Wednesday, June 2, 2010 at 7:30pm
East Haven Community [Senior] Center; 91 Taylor Avenue**

Chairman Ruocco called the meeting to order at 7:30 p.m.

Roll call – 5 Present (4 Regular Members and 1 Alternate (Suppa arrived at 7:40 p.m.) 1 Absent (Murch)

Staff Present – James Staunton, PE, Town Engineer, David Anderson, Zoning Official, and Assistant Town Attorney, James Cirillo, Esq.

1A: Accept / Approve minutes of May 5, 2010 Commission meeting.

2A: No Public Hearings.

3A: No Old Business.

4A: 318-320 Main Street; Dunkin Donuts; Site Plan Modification to revise the internal circulation pattern as well as the access into and out of the site from Main Street.

Chairman Ruocco recognized Neil Angeloni applicant and owner who stated that essentially he would like to change the entrance and the egress to the site. Since 60% of his business utilizes the drive thru. Those vehicles have to exit through the parking lot as patrons are crossing through the parking lot which is dangerous.

Chairman Ruocco agreed that it isn't an ideal situation, and would make more sense to have an exit closer to Taylor Avenue.

James Staunton, Town Engineer stated that the portion where Mr. Angeloni is interested in has already been address by the Down Town Revitalization program therefore; he would have to restore the section of sidewalk and curbing. The site line coming from Dunkin Donuts entering the public road will need additional signage to caution those exiting.

Commissioner Giamattie ask if there's a sign to yield for this unique situation.

Mr. Staunton stated that the ideal ingress and egress would be on the primary road further away from the corner.

David Anderson, Zoning Official stated that until the commission has more information and a better sense of the traffic situation this item should be tabled.

Commissioner Raymond moved to table.

Commissioner Giamattie seconded the motion.

Roll call vote - All in favor. None Opposed. No abstentions.

TABLED

- 4B: 75 Frontage Road; Frontage Road Shopping Center: Site Plan Modification to remove the existing concrete traffic island and replace with painted island. Mr. Anderson stated that this is another issue with entering a site where there is a vegetative island and it is deficient in serving its purpose.

Mr. Staunton stated that radius on the vegetative island's width at the pinch point is such that you can not queue up to go straight forward.

Commissioner Raymond moved to approve the request change.

Commissioner Vastola seconded the motion.

Roll call vote - All in favor. None Opposed. No abstentions.

(The the correct address for this site and it is

APPROVED

- 5A: Any other business of interest to the Commission.

Respectfully submitted,

Roberta A. DeLuca
Commission Clerk