



**SUFFIELD ZONING AND PLANNING COMMISSION AGENDA**  
**REGULAR MEETING**

7:00 PM – MONDAY, FEBRUARY 27, 2012  
SUFFIELD SENIOR CENTER, 145 BRIDGE STREET

**I. ROLL CALL**  
**II. PUBLIC HEARING**

**File # 2011-12:** Special Permit request for a seven [7] lot Flexible Residential Development [FRD] called “The Hamlet on South Main,” located at 432 South Main Street, Map 35H, Block 48, Lot 95-1. Applicant Mark O’Neill.

**File # 2011-13:** Request from Mark O’Neill for a seven [7] lot FRD subdivision called “The Hamlet on South Main,” Map 35H, Block 48, Lot 95-1. Applicant Mark O’Neill.

**File # 55-2009A:** Special Permit renewal from Somerset Farms, LLC for a Farm Stand Permanent [per Section V of Zoning Regulations], located at 709 Mountain Road, Map 21H, Block 26, Lot # 5. Applicant, Erin LaFountaine-Somerset Farm, LLC.

**III. NEW BUSINESS**

**File # 43-2008A:** Site Plan Modification proposing to add a driveway and parking lot on the property with the Windsor Marketing Group building, 77 Austin Street, Map 27H, Block 37, Lot # 1. Applicant Armata Realty. **Accept and possible decision.**

**File # 2012-2:** Special Permit request for a farmers market located at 27 Babbs Road, West Suffield; Map 6H, Block 1, Lot # 142. Applicant Earl Waterman. **Accept and set public hearing date.**

**File # 2012-3:** Request for a 2-lot subdivision located at 1373 Sheldon Street, Map 16, Block 25, Lot # 4A. Applicant David T. Armstrong. **Accept and set public hearing date.**

**Open Space Plan** – Discuss and set public hearing for adoption.

**IV. OLD BUSINESS**

**File # 2012-1:** Request for 8-24 Report from Somerset Homes of CT, LLC, to accept Wisteria Lane, Hydrangea Lane, Tyler Lane, and Andrew Lane as town roads located within the Stony Brook Farm II subdivision. Applicant Somerset Companies. **Discussion and possible decision.**

- Discussion and possible decision on: **File # 2011-12**
- Discussion and possible decision on: **File # 2011-13**

**V. REPORTS**  
**Chairman**  
**Town Planner**

- VI. MINUTES** – January 23, 2012 regular meeting minutes.
- VII. CORRESPONDENCE**
- VIII. ADJOURNMENT**