



TOWN OF NORTH BRANFORD

TOWN HALL, 909 FOXON ROAD, NORTH BRANFORD, CONNECTICUT 06471
Building Department (203) 484-6008 Engineering Department (203) 484-6009
Planning & Zoning (203) 484-6010
Department Fax (203) 484-6018

AGENDA REGULAR MEETING NORTH BRANFORD PLANNING & ZONING COMMISSION

Thursday, January 18, 2024 – 6:30 pm
Town Hall, 909 Foxon Road, North Branford

1. **CALL TO ORDER and ROLL CALL**
2. **PLEDGE OF ALLEGIANCE**
3. **MINUTES**
 - Meeting of **December 14, 2023, January 4, 2024**
4. **OLD BUSINESS**
 - A. **Appl. #2023-18 – Amendment to Zoning Regulations**

To add Section 39 to establish a Multi-Family Housing District (MFHD) as an overlay zone in R40 or R80 zones that delineates an area that is suitable for mixed use multi-family residential and small business development within ¼ mile of a bus station or proposed station, and adjacent to a state highway. The minimum lot size is 200,000 square feet and maximum density is 20 dwelling units per acre. *Applicant: North Branford Planning & Zoning Commission*
5. **NEW BUSINESS**
6. **OTHER BUSINESS**
 - Zoning Regulations updates
7. **TOWN PLANNER'S REPORT**
 - Application Receipt & Scheduling: Regular meeting February 1, 2024
8. **ADJOURNMENT**

Please note, the agenda provides only a summary of the listed applications. The full applications can be viewed in the Planning Office at Town Hall.

cc: Mayor, Town Manager, Asst. Town Manager, Town Clerk, Town Attorney, Town Engineer, Building Official, Applicants, Libraries