

DOWNTOWN SUBCOMMITTEE  
SHELTON PLANNING AND ZONING COMMISSION  
MINUTES

**DOWNTOWN SUBCOMMITTEE MEETING MARCH 2, 2007 8:30 AM AT THE  
SEDC OFFICE, 475 HOWE AVENUE, SUITE 207, SHELTON, CONNECTICUT**

Commissioners Present:

Chairman Jason Perillo  
Leon Sylvester  
Anthony Pogoda (Zoning Subcommittee representative)

Staff Present:

Richard Schultz, Planning and Zoning Administrator

Others Present:

Perry Pettas

Chairman Perillo called the meeting to order at 8:30 a.m. and welcomed everyone this morning. He then called on Perry Pettas to give an update on his Howe Avenue project.

Worksession

Perry Pettas submitted revised architectural plans and indicated that the building is now two stories with an elevator and stairwell located within the courtyard area. Each floor will have 7,000 sq. ft. of floor area and the occupancy will be commercial use only. The eight dwelling units have been eliminated. The exterior of the building will be brick with decorative windows and other details. Members discussed the shared municipal parking arrangement, dumpster design and location and the floor plans. Mr. Pettas indicated that he will be submitted detailed development plans after further tweaking.

Chairman Perillo directed Staff to continue working with Mr. Pettas to ensure that that the final plans are complete.

The meeting concluded at 9:30 am.

Respectfully submitted  
Richard D. Schultz, AICP  
Recording Secretary