

**TOWN OF MANCHESTER  
PLANNING AND ZONING COMMISSION**

June 17, 2024  
7:00 P.M.

Manchester Room, Town Hall, 41 Center Street  
Or virtually, via Zoom

**AGENDA**

This meeting will be held both in person and virtually, via Zoom. Individuals who wish to speak at or attend the virtual meeting must complete a Request to Attend Virtually form, available at <https://manct.us/meeting> by 4:00 p.m. on the day of the meeting. These individuals will need to join the Zoom meeting and will be allowed to speak when directed by the Chairman. Zoom meeting information will be sent to individuals who complete a Request to Attend Virtually form. Only individuals who complete a Request to Attend Virtually form will be allowed to join the Zoom meeting. A physical location and electronic equipment will be provided for the public to use if a written request is received at least 24 hours in advance, via email to [pzccomments@manchesterct.gov](mailto:pzccomments@manchesterct.gov), or by mail to the Planning Department, 494 Main Street, P.O. Box 191, Manchester, CT 06045-0191.

*PUBLIC HEARING:*

1. **VIKING MANCHESTER PARTNERS, LLC** – Subdivision of existing parcel into two parcels each containing an existing commercial building, with no change in building envelope, parking, or site conditions, at 19 Pavilions Drive.
  - Resubdivision (SUB-0001-2024)

*UNFINISHED BUSINESS:*

1. Tabled – **TOWN OF MANCHESTER** – Potential disposition of 601 Lydall Street.
  - Mandatory Referral (MR-0003-2024)

*NEW BUSINESS:*

1. **VIKING MANCHESTER PARTNERS, LLC** – Subdivision of existing parcel into two parcels each containing an existing commercial building, with no change in building envelope, parking, or site conditions, at 19 Pavilions Drive.
  - Resubdivision (SUB-0001-2024)
2. **TOWN OF MANCHESTER PUBLIC WORKS DEPT** – Parking lot improvements including pavement replacement, grading to drain, installation of new drainage swale within infiltration trench, replacement of wooden barrier rail, and ADA improvements at 864 Middle Turnpike West.
  - Inland Wetland Permit (IWP-0007-2024)
  - Flood Plain Permit (FLDP-0002-2024)

**3. ADMINISTRATIVE REPORTS**

- Upcoming Training Opportunities
- Buckland Industrial Park II Regulations

**4. APPROVAL OF MINUTES**

- June 3, 2024 – Business Meeting

**5. RECEIPT OF NEW APPLICATIONS**