



# Town Plan and Zoning Commission

## Special Meeting Revised Agenda

Byron Lester, Chair  
Renae James, Secretary  
Dwight Bolton, Sr., Member  
Leon Peters, Member  
Stephen Millette, Member  
Jennifer Marshall-Nealy, Member  
Kevin Gough, Member  
Ola Aina, Alternate  
Roger J. O'Brien, Alternate  
Eunice A. Medwinter, Alternate

**Thursday, July 17, 2025 • 7:00 pm**  
**Hybrid Meeting**

**PLEASE NOTE: This meeting of the Town Plan and Zoning Commission will be a hybrid meeting. This means that you can attend in person or by using the Zoom link below to register if you would like to join the meeting online or via YouTube Livestream if viewing the meeting only as a non-registrant**

**In-person:** Town Hall – Council Chambers • 800 Bloomfield Ave., Bloomfield, CT 06002

**Zoom Registration:** [https://bloomfieldct.zoom.us/webinar/register/WN\\_dPKYuOJkSe-hFV8YKtjeLg](https://bloomfieldct.zoom.us/webinar/register/WN_dPKYuOJkSe-hFV8YKtjeLg)

**YouTube:** [https://youtube.com/live/JtFJCp\\_lvDw?feature=share](https://youtube.com/live/JtFJCp_lvDw?feature=share)

### AGENDA

1. **Call to Order**
2. **Roll Call**
3. **Approval of Minutes:**
  - a. February 27, 2025
  - b. March 27, 2025
  - c. June 26, 2025
4. **Public Hearings**
  - a. **Continued from June 26, 2025:**
    - i. **529 Cottage Grove Road** – Special Permit and Site Plan Application per Zoning Regulations Sections 4.3.C.3.g “Retail stores”, 4.3.C.4.i “Drive-in windows in accordance with 7.11” and 4.3.C.4. r “Restaurants and ice cream bars” to allow construction of a new one-story 15,349 sq.ft. commercial building on a 4.4414-acre vacant lot in the I-1 zone. Applicant – Estero Holding Company LLC, Property Owner – University of Hartford
    - b. **New:**
      - i. **Town of Bloomfield - Plan of Conservation and Development 2025-2035**, Town Plan and Zoning Commission
  5. **New Business**
    - a. **Application was withdrawn on July 10, 2025: 620 Cottage Grove Road (Route 218 - Zone Map** Amendment in accordance with Section 9.7 of the Zoning Regulations to allow a zone change from Professional Office District (POD) to Commercial District (C). Applicant - LaSalle Road Companies LLC, Property Owner – Darlene k. Musial
    - b. **2<sup>nd</sup> Extension Requested to keep public hearing open to August 28, 2025: Text Amendment** Application to remove existing Sections 4.7.C.4.c and 4.7.D.4.b, and amend existing language in Section 4.7.B(Notes: 1) of the Zoning Regulations. Applicant – LaSalle Road Companies LLC having a legal interest in land in Bloomfield.
    - c. **New Application submitted (No Action Required): Text Amendment Application** for proposed zoning text change to Section 5.6.E.3, as submitted by First Baptist Church
  6. **Old Business**
  7. **Adjournment**

Next Regular Meeting: August 28, 2025