



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

YouTube: 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 - a. **Application was withdrawn on July 10, 2025: 620 Cottage Grove Road (Route 218 - Zone Map Amendment** in accordance with Section 9.7 of the Zoning Regulations to allow a zone change from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. **2nd 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