



City of Bristol  
Planning Commission

REGULAR MEETING — MONDAY, MAY 18, 2026  
CITY HALL — MEETING ROOM 3-1 — THIRD FLOOR  
111 NORTH MAIN STREET  
6:00 P.M.

**INFORMATION FOR THE PUBLIC TO ACCESS THIS MEETING**

**Zoom Meeting link:**

<https://bristolct-gov.zoom.us/j/89048250853?pwd=AxigHOHtDNRAPHGrKJy6zOzEOnx343.1>

**Meeting ID:**

890 4825 0853

**Meeting Passcode:**

123456

**Join by phone**

1-929-205-6099

**AGENDA**

1. Call to Order
2. Pledge of Allegiance
3. Public Participation
4. Approval of Minutes
  - a. Regular Meeting - April 27, 2026
5. Receipt of New Applications
  - a. Application #448 — Revision to an Approved Site Plan to build a 20,670 s.f. addition to an existing 20,000 s.f. building at 425 Lake Avenue; Assessor's Map 3, Lot 5A; I (General Industrial) zone; Fruit Farm, LLC, owner/applicant.
  - b. Application #447 — Revision to an Approved Site Plan for the addition of 29 parking spaces at 175 Century Drive; Assessor's Map 4, Lot 15; IP-1 (Industrial Park) zone; 175 Century Drive, LLC, owner; Allan Borghesi, Borghesi Building and Engineering Co. Inc., applicant.

6. Public Hearings
  - a. Application #446 — Site Plan for the development of a Wholesale or Distribution Facility consisting of two buildings totaling 20,000 s.f., inclusive of an on-site training facility at 236 Business Park Drive; Assessor's Map 3, Lot 8; IP-1 (Industrial Park) zone; South East Bristol Properties, LLC, applicant/owner
7. New Business
8. Zoning Commission Referrals
  - a. Application #2564 — Change of Zone from BG (General Business) zone to I (General Industrial) zone at Lot 34+33A East Main Street; Assessor's Map 41, Lot 34+33A; Calco Construction, applicant; Thirty Three-Thirty Four East Main Street Associates, LLC, owner.
  - b. AZR 26-01 — Pursuant to Article IV, Section 17.1.4.C. - Referral to the Planning Commission for a review of recommendations associated with P.A. No. 25-01 (H.B.8002): An Act Concerning Housing Growth with the following revisions to the Bristol Zoning Regulations: 1. Recommendation #49 – Zoning Text Amendments; Initiated by: Bristol Zoning Commission.
  - c. AZR 26-02 — Pursuant to Article IV, Section 17.1.4.C. - Referral to the Planning Commission for a review of recommendations associated with P.A. No. 25-01 (H.B.8002): An Act Concerning Housing Growth with the following revisions to the Bristol Zoning Regulations: 1. Recommendation #50 – Zoning Map and Parking Amendments; Initiated by: Bristol Zoning Commission.
9. Community Development Block Grant Program
  - a. Annual Action Plan Year 52 – 2026-2027
10. City Council and Other Referrals
  - a. FY 2026-2027  
Capital Budget
  - b. C.G.S. 8-24 Referral:  
Stafford Avenue — Map 45, Lot 37-2
  - c. C.G.S. 8-24 Referral:  
81 Church Avenue — Map 43, Lot 22
11. Staff Reports
  - a. 2028 Bristol Plan of Conservation and Development (POCD)

b. Subdivision Status Report — May 2026

12. Communications

13. Adjournment

REMINDER: The next Regular Meeting of the Planning Commission is Monday, June 22, 2026