



City of Bristol
Zoning Commission

REGULAR MEETING - MONDAY, OCTOBER 21, 2024
MEETING ROOM 3-1 - THIRD FLOOR
CITY HALL - 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/86569669924?pwd=RZYATBWzBWp0xybFsuiOkJ2IBAVkrL.](https://bristolct-gov.zoom.us/j/86569669924?pwd=RZYATBWzBWp0xybFsuiOkJ2IBAVkrL.)

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Meeting ID:

865 6966 9924

Meeting Passcode:

123456

Join by phone

1-929-205-6099

AGENDA

REVISION #1

1. Call to Order
2. Approval of Minutes
 - a. Special Meeting - September 12, 2024
 - b. Regular Meeting - September 16, 2024
3. ZEO Report
 - a. September 2024
4. Receipt of New Applications
 - a. Application #2509 – Special Permit for parking on a separate lot under different ownership at 37 Main Street and 149 Church Street; Assessor's Map 30, Lots 61, 61-1 & 61-3; 49, 50, 61-1A & 61-2; BD-1 & BD-2 (Downtown Business) zones; Gold Coast Properties, LLC, applicant.

- b. Application #2510 – Site Plan for a Mixed Use Development and parking on a separate lot under different ownership at 37 Main Street and 149 Church Street; Assessor's Map 30, Lots 61, 61-1 & 61-3; 49, 50, 61-1A & 61-2; BD-1 & BD-2 (Downtown Business) zone; Gold Coast Properties LLC, applicant.

5. Public Hearings

- a. Application #2504 – Special Permit for a Civic Facility at Maltby Street; Assessor's Map 52 & 53, Lots 11, 15, 16B16A, 17, 145, 147, 149, 150 & 151; R-40 (Single-Family Residential) zone; New Britain Water Department, applicant – Public Hearing continued from September 16, 2024.
- b. Application #2505 – Site Plan for a Civic Facility at Maltby Street; Assessor's Map 52 & 53, Lots 11, 15, 16B16A, 17, 145, 147, 149, 150 & 151; R-40 (Single-Family Residential) zone; New Britain Water Department, applicant – Public Hearing continued from September 16, 2024.
- c. Application #2506 – Special Permit for Earth Removal at Maltby Street; Assessor's Map 52 & 53, Lots 11, 15, 16B16A, 17, 145, 147, 149, 150 & 151; R-40 (Single-Family Residential) zone; New Britain Water Department, applicant – Public Hearing continued from September 16, 2024.
- d. Application #2507 - Special Permit for earth removal and processing of earth materials between south of Barnum Road, north of Farrell Avenue and east of Arcadia Rd. ; Assessor's Maps 67, Lot 78 (Farrell Ave.), Lot 57 (Arcadia Rd.) and Lot 43 (Barnum Rd.); R-15 (Single-Family Residential) zone; Willow Materials, LLC, applicant.
- e. Application #2508 – Special Permit for the adaptive re-use of an existing non-residential principal building to add dwelling units at 92 Jeanette Street; R-10 (Single-Family Residential) zone; Assessor's Map 39, Lot 57; Paul J. Laferriere, applicant.

6. Old Business

7. New Business

- a. Alternative Signage Program – Pursuant to Article III, Section 14.7. of the Bristol Zoning Regulations: Request for review/approval of an Alternative Signage Program for a 152,000 s.f. mixed use development at 100 North Main Street and 130 North Main Street; Assessor's Map 26, Lot 7 and Map 20 Lot 5; BD-1 (Downtown Business) zone; Ryan Carrier, agent; Centre Square Village, LLC, applicant.

8. Staff Reports

9. Adjournment

REMINDER: The next Regular Meeting of the Zoning Commission is Monday, November 18, 2024

