

AGENDA
BRISTOL ZONING COMMISSION
CITY OF BRISTOL

REGULAR MEETING OF WEDNESDAY, MAY 8, 2019
7:00 P.M. – BRISTOL CITY HALL

Pledge of Allegiance

Administrative Matters

1. Approval of [Minutes](#)

Receipt of New Applications

2. [Application #2314](#) – Special Permit for a mixed use development containing dwelling units and one or more permitted non-residential uses at 62 Pine Street; Assessor’s Map 3, Lot 3-2; BHC (Route 72 Corridor Business) zone; 62 Pine St LLC, applicant.
3. [Application #2315](#) – Site Plan for a mixed use development containing dwelling units and one or more permitted non-residential uses at 54 and 62 Pine Street; Assessor’s Map 3, Lots 3-1 & 3-2; BHC (Route 72 Corridor Business) zone; 62 Pine St LLC, applicant.
4. [Application #AZR19-2](#) – Proposed amendments to the Zoning Regulations, initiated by the Bristol Zoning Commission:
(1) Section IX.A.2. (Erosion and Sediment Control) – add reference to new Section IX.G. (Stormwater Management);
(2) Section IX.A.5. (Erosion and Sediment Control) – update reference to Connecticut Guidelines for Soil Erosion and Sediment Control (2002) as amended; add reference to Connecticut Stormwater Quality Manual (2004) as amended;
(3) Add new Section IX.G. (Stormwater Management) inclusive of new Sections IX.G.1. through IX.G.4.; (4) Section XI.B.2.h. (Landscaping Requirements) – delete “myrtle and pachysandra” and add “all landscaping shall be done with species that are non-invasive.”

Public Hearings

5. [Application #2310](#) – Special Permit for business or professional offices for a photography studio at 150 Laurel Street; Assessor’s Map 26, Lot 142; R-15/BT (Single-Family Residential/Downtown/Neighborhood Transition Overlay) zone; Stacey Milliken, applicant.
6. [Application #2311](#) – Change of Zone from BN (Neighborhood Business) zone to R-15/RM (Single-Family Residential/Mixed Residential Overlay) zone at 240 Park St.; Assessors Map 12, Lot 132; City of Bristol Department of Public Works, applicant.

Old Business

New Business

7. [Pre-Application Discussion](#): Pursuant to C.G.S. 7-159B and Section XI.3.b. of the Zoning Regulations – Discussion on prospective application for change of zone from R-10 (Single-Family Residential) zone to BG (General Business) zone – Map 53, Lot 34 Barbara Road; Request from Attorney Salvatore Vitrano.
8. [Application #2294](#) – Administrative review of proposed revisions to the Approved Site Plan for motor vehicle repair, sales and display at 359 Broad Street; Assessor’s Map 39, Lot 65; I (General Industrial) zone; Skytop Motors, LLC, applicant.

Correspondence

City Planner Report

Adjournment

REMINDER: The next regular meeting of the Zoning Commission is Wednesday, June 12, 2019.