

**SPECIAL MEETING
TOWN PLANNING AND ZONING COMMISSION
AUGUST 12, 2025
7:00 P.M. COUNCIL CHAMBERS, TOWN HALL
HYBRID VIRTUAL MEETING
275 BROAD STREET, WINDSOR, CT**

Per the most recent Governor's order, the Commission is now able to conduct hybrid meetings with the Commissioners, applicants and the public to participate either electronically or in-person according to their circumstances concerning COVID-19.

Zoom Instructions

Dialing in by phone only:

1. Please call: **1-646-558-8656**
2. When prompted for participant or meeting ID enter: **828 9835 9389** then press #
3. You will then enter the meeting muted. During Public Comment, press *9 to raise your hand if you wish to speak.

Joining via computer:

Please go to the following link: <https://us02web.zoom.us/j/82898359389>

When prompted for participant or meeting ID enter: **828 9835 9389** then press #

1. If your computer has a microphone for two-way communication and you wish to speak during Public Comment, press **Raise Hand** in the webinar control. If you do not have a microphone, you will need to call in on a phone to speak.

I. NEW BUSINESS

- A. Public Communications and Petitions (five-minute time limit per person)**
- B. Communications and Petitions from the Town Planning and Zoning Commission**
- C. C.G.S. §8-24 Referral Requests**
 1. [CIP \(Capital Improvements Program\) for FY 2026-2031](#)

II. MISCELLANEOUS

- A. Day Hill Road Corridor Study Presentation and Review**
 - **Day Hill Design Development District**

III. BUSINESS MEETING

- A. Application Acceptance**
 1. **Special Use – 43 Court Street, Section 4.5.1, Conversion of existing buildings & Section 4.5.6, Professional offices, R8 Zone, .20 acres, Marrero**
 2. **Special Use – 280 Pigeon Hill Road, Section 4.5.16, Increasing accessory building size, AA Zone, 2.4 acres, Maldonado**
 3. **Special Use Renewal – 226 Broad Street, Section 5.2.6D(2), Full-service restaurant, B2 Zone, Madigan**

Public Act 75-312 requires notice of Special Meetings to be posted in the Town Clerk's Office not less than 24 hours prior to the time of such meeting. No other business shall be considered at this meeting than that listed on this agenda.

4. **Special Use – 1 Waterside Crossing, Section 8.6L, Adaptive reuse of vacant, underutilized, or obsolete industrial facilities, I Zone, 12.26 acres, Brady Sullivan Properties**

IV. PUBLIC HEARINGS

- A. **Text Amendment – Add section 8.6L**, Adaptive reuse of vacant, underutilized, or obsolete industrial facilities, Brady Sullivan Properties

V. PUBLIC COMMUNICATIONS AND PETITIONS (if not completed)

VI. ADJOURNMENT