



LUKE BRONIN
MAYOR

CITY OF HARTFORD

DEPARTMENT OF DEVELOPMENT SERVICES

Planning Division
250 Constitution Plaza, 4th Floor
Hartford, Connecticut 06103

Telephone: (860) 757- 9040
Fax: (860) 722-6402

www.hartford.gov



ERIK C. JOHNSON
DIRECTOR

AIMEE CHAMBERS, AICP
DIRECTOR OF PLANNING

Special Meeting of Planning & Zoning Commission And Inland Wetlands Commission June 16, 2020 - 6:00 P.M.

Webex Teleconference Virtual Meeting

Meeting link: <https://tinyurl.com/ddsPZ061620>

Meeting number: 163 515 7842

Password: ddsPZ061620 (33779061 from phones) OR

Join by phone +1-650-215-5226 United States Toll

Access code: 163 515 7842

AGENDA

Planning & Zoning Commission

I. Roll call

II. Public Hearings**

- a. **495-501 Flatbush Ave. (commonly, Charter Oak Marketplace)** - Request for Special Permit and Site Plan Review in accordance with Zoning Regulations Sections 1.3.3, 1.3.4, and 8.1.3.E for replacement of three existing wall signs and the installation of one new wall sign, and site improvements related to upgrades and enhancements to the Online Grocery Pickup program at Wal-Mart store, located in the MS-3 Main Street district with Transit Oriented Development Overlay. Property Owner: Flatbush Charter Partners, LLC; Applicant: Wal-Mart Real Estate Business Trust.
- b. **200 Bloomfield Ave., University of Hartford Main Campus (202 Bloomfield Ave. per Assessor)** – Request for Special Permit and Site Plan Review in accordance with Zoning Regulations Section 5.1.3.C.(2) related to construction of a new academic building on the main campus of the University of Hartford with fewer windows than may be permitted by the zoning administrator, located on property in the MX-2 Multi-Use Mix district with Campus Overlay. Property Owner: University of Hartford; Applicant: Christopher Dupuis.
- c. **457 Main St., (455-457 Main St., per Assessor, commonly known as Central Baptist Church) - Special Permit for Intermediate School**, in accordance with Sections 3.2.1.D. and 3.3.2.E. to occupy a portion of the existing General Assembly use to operate Grace Academy middle school, located in the DT-3 zoning district. Property Owner: Central Baptist Church of Hartford; Applicant: Matthew Fitzsimons.
- d. **874-880 Park St. – Request for Zone Map Amendment** to change the zoning district of the property from NX-3 to MS-1. Property Owner: 874 Park Street, LLC; Applicant: 874 Park Street, LLC.
- e. **408 New Britain Ave. – Special Permit for Beer/Wine/Liquor Sales**, in accordance with Sections 3.2.1.D. and 3.3.4.C. related to the relocation of NBA Discount Liquors on property identified by the Assessor as 408-414 New Britain Ave., located in the MS-1 zoning district. Property Owner: Brothers Investment, LLC; Applicant: NBA Discount Liquors, LLC.

III. New/Old Business

IV. Chair's Report

V. Director's Report

a. May, 2020

VI. Approval of Minutes

a. May 26, 2020

VII. Adjournment

**** Documents are available at <https://planhartford.com/public-hearings/documents>.**