



**AGENDA
PLANNING & ZONING COMMISSION
REGULAR MEETING**

July 24, 2025

**7:00 PM - Town Hall-Council Chambers
820 Enfield St, Enfield, CT**

<https://www.youtube.com/watch?v=3oN25WBEPBw>

1. CALL TO ORDER AND PLEDGE OF ALLEGIANCE

2. FIRE EVACUATION ANNOUNCEMENT

3. ROLL CALL

4. APPROVAL OF MINUTES

A. July 10, 2025

B. July 16, 2025 - Special Meeting

5. TOWN ATTORNEY REPORT

6. ZONING ENFORCEMENT OFFICER'S REPORT

7. PUBLIC PARTICIPATION

8. BOND RELEASE(S)

9. CONTINUED PUBLIC HEARINGS

A. **PH# 3128 - 1561 King Street** - Application for a Special Use Permit for the development of an EV Charging Station and Cafe and waiver per 8.60.F; Global Development LLC, Applicant; Alaimo Family, LLC, Owner; BG Zone/ KSESOD Overlay Zone

DOR: 6/12/2025; MPHOD: 8/16/2025; MPHCD: 9/20/2025

B. **PH# 3129 - 33 North River** - Application for a Special Use Permit to develop a multi-family apartment complex with associated site improvements and amenities; 33 North River Street, LLC, Applicant; Ilona Levitz, Owner; Map 7/Lot 3; TD-4 Zone

DOR: 6/26/2025; MPHOD: 8/30/2025; MPHCD: 10/4/2025

10. NEW PUBLIC HEARINGS

A. **PH# 3130 - 12 Alden Avenue** - Application for a special use permit requesting a Class 4 liquor permit per Section 8.122; Thompson Market, LLC, Applicant; 12 Alden Ave, LLC, Owner; Map 27/Lot 99; TD-5 Zone

DOR: 7/10/2025; MPHOD: 9/13/2025; MPHCD: 10/18/2025

11. OLD BUSINESS

12. NEW BUSINESS

A. **SDD - 100 Bright Meadow Boulevard** - Informal Master Plan

B. **PH# 3066 - 600 Enfield Street** - Building Permit Extension Request

- 13. **COMMISSIONER'S CORRESPONDENCE**
- 14. **DIRECTOR OF PLANNING REPORT**
- 15. **AUTHORIZATION FOR ADMINISTRATIVE APPROVALS**
- 16. **APPLICATIONS TO BE RECEIVED**
- 17. **OPPORTUNITIES/UNRESOLVED ISSUES**
- 18. **EXECUTIVE SESSION**
- 19. **ADJOURNMENT**

The next regular meeting of the Planning & Zoning Commission is scheduled for September 11, 2025.
