



TOWN PLAN AND ZONING COMMISSION  
TOWN OF WOODBRIDGE  
WOODBRIDGE, CONNECTICUT

**NOTICE OF TOWN PLAN AND ZONING REGULAR MEETING**  
**MONDAY, APRIL 5, 2021**

TEL. (203) 389-3406

Notice is hereby given of a regular meeting of the Woodbridge Town Plan and Zoning Commission to be held on **Monday, April 5, 2021** starting at 6:30 p.m. via WebEx.

- The documents related to the public hearings being held this evening are available to viewed at: <https://www.woodbridgect.org/189/Town-Plan-Zoning-Commission>
- In accordance with Governor Lamont's Executive Order # 7B. Section 1, which suspends the open meeting requirements of in-person participation, audio and video of this regular meeting will be simultaneously televised on Channel 79 and the WGATV YouTube page in order to allow the public to view and listen to the meeting at : <https://www.youtube.com/user/wgatv79>
- In person attendance will not be possible due to the meeting being held via WebEx.
- Audio conference information  
+1-408-418-9388  
Event number: 129 861 1736  
Event password: 7wwJtiNXV47

**PUBLIC HEARINGS**

1. **2 Orchard Road LLC and Open Communities Trust, LLC (Hearing Continuation) Application for Zoning Regulation Amendment and an Amendment to the Town Plan of Conservation and Development (TPCD) Regarding Multifamily and Affordable Housing**
    - Ways to Participate in the Scheduled Public Hearing Continuation:
      - o Written comments for the public hearings can be submitted up until 8:30 am on Monday April 5, 2021 either via regular mail addressed to:  
Woodbridge Town and Plan and Zoning Commission  
11 Meetinghouse Lane  
Woodbridge, CT 06525  
Or  
Via email to:  
[ksullivan@woodbridgect.org](mailto:ksullivan@woodbridgect.org)
      - Alternatively, oral comments can be made by joining the WebEx meeting via the following:
        - <https://woodbridgect.webex.com/woodbridgect/onstage/g.php?MTID=e75bad7a5fd141a756ccf94197ccf3efe>  
Event number: 129 861 1736  
Event password: 7wwJtiNXV47
- Audio conference information  
+1-408-418-9388  
Event number: 129 429 1196  
Event password: 24R2mvqtxu4

**NEW BUSINESS**

Receipt, discussion and appropriate action regarding new applications/site development plans submitted to the Agency. As of Monday March 29, 2021, when this agenda was filed, no new applications had been submitted. Applications could be submitted through the close of the workday on Thursday, April 1, 2021 for receipt at the April 5, 2021 meeting.

1. **Neoset Designs: 140 Bradley Road**

**Application for special permit for manufacturing of artwork in the building located on the southern end of property located at 140 Bradley Road**

**WORK SESSION:** Consideration and appropriate action regarding:

1. **Response to emails received at the March 1, 2021 TPZ meeting related to the replacement of the turf at the High School Stadium Fields**
2. **Report Regarding the Regional Planning Committee of the SCRCOG**
3. **Report of the Zoning Enforcement Officer**

**CORRESPONDENCE RECEIVED:**

Consideration and appropriate action regarding correspondence received since the March 1, 2021 regular meeting of the Commission not related to items before the Commission:

1. Warranty and Certification from FieldTurf USA, Inc to the Amity Regional School District 5 in response to condition of the Special Exception Permit for Excavation, Removal, Filling, Grading, and Processing of Earth Products related to the existing track and field at the Amity High School, 25 Newton Road, approved on July 6, 2020.

**ANY OTHER BUSINESS, WHICH MAY LEGALLY COME BEFORE THE COMMISSION**

**APPROVAL OF MINUTES**

Discussion and appropriate action regarding the following minutes:

- Regular meeting of January 4, 2021
- Regular meeting of February 1, 2021 adjourned to February 9, 2021
- Special meeting of February 22, 2021
- Regular meeting of March 1, 2021
- Special meeting of March 18, 2021

Respectfully submitted,



Kristine Sullivan, Staff



Dated



Office of the Town Clerk