

1. Planning & Zoning Commission Regular Meeting Materials 1/8/26

Documents:

[PZ_010826_NOTICE OF REGULAR MEETING_PUBLIC HEARING.PDF](#)
[PZ_010826_AMENDED AGENDA.PDF](#)
[PZ_010826_NOTICE OF DECISION.PDF](#)



The Planning and Zoning Commission (P&Z) will be holding their regularly scheduled meeting via the **HYBRID MEETING option on Thursday, January 8, 2026, at 7 pm.**

You have **two options** to attend the meeting:

- Join remotely by Zoom as we have been doing since April 2020 or
- Attend the meeting in-person in the Town Hall Auditorium

The Hybrid Meeting technology will allow everyone, remote or in-person, to be heard and recorded per our normal meeting rules. If you have any questions, please contact Jerry Burns, ZEO, at (860) 673-6789 x211.

The following Public Hearing will open during this meeting:

- **Application 2213 – Shilosky – Town Line Rd #36 – Farm Store Special Permit**

Any materials submitted to the ZEO for the P&Z Commission prior to the Public Hearing can be found at this link for public review and inspection:

[Application 2213 Public Hearing Materials](#)

Meeting Invite & Tips

For meeting “Rules of the Road” and Tips, [please click here](#).

Zoom Meeting Invite

<https://us02web.zoom.us/j/86162884735?pwd=5tmP1qUgUctvEQj2p7DEKZP6vgw0w8.1>

Meeting ID: 861 6288 4735

Passcode: 357139

One tap mobile

+19292056099,,86162884735#,,,,*357139# US (New York)

+16469313860,,86162884735#,,,,*357139# US

Dial by your location

+1 929 205 6099 US (New York)

+1 646 931 3860 US



Town of Burlington

AMENDED AGENDA
Planning & Zoning Commission
January 8, 2026, at 7:00 p.m.
In-Person at Town Hall Auditorium
or Via Teleconference

Call in number	+1 929 205 6099
Meeting ID	861 6288 4735
Password	357139

OR

VIA LAPTOP or TABLET

<https://us02web.zoom.us/j/86162884735>

I. Call to Order

- A. Attendance and designation of alternates
- B. Review and approve minutes of December 11, 2025, regular meeting.
- C. Public Reminder:
SCAM Awareness & Town Data and/or Payment Collection Processes
- D. Communications: Capitol Region Council of Governments

II. Citizen Comment

III. Old Business: None

IV. New Business:

- A. **Application 2214 – Glowa – George Washington Tpke MBL# 2-07-62**
 - 4-lot Minor Resubdivision

V. Public Hearing(s):

- A. **Application 2213 – Shilosky – Town Line Rd #36 – Farm Store Special Permit**

VI. Other Business Proper to Come Before the Commission:

- Notice of Expiration – Virginia Trace Subdivision – Effective October 27, 2016
- Continuing Education 2025 Report & Required Referral to the Board of Selectmen

VII. Citizen Comment

VIII. Zoning Officer Report:

Enforcement Actions:

- Punch Brook Road – Illegal RV Occupancy/Unregistered Vehicles – Superior Court HHB-CV25-6096219-S



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- Circle Drive – Repeat offender with Semi-Rig Parking in R-15 Zone – Possible Voluntary Compliance; NOV Letter next step
- Smith Lane – Junk/Refuse/Junkyard – Town Attorney involved at BBHD request
- Monce Road – Connex Box storage unit prohibited in the Neighborhood Business Zone; Cease & Desist Letter to be Sent
- Stafford Avenue – Possible Illegal Business – Determination Letter to be Sent
- Jerome Avenue – Illegal Business Operations – Voluntary compliance pending Final Inspection

IX. Staff and Commission Comments: Open Topics

X. Adjourn Richard Miller, Chairman



Town of Burlington

January 9, 2026

www.burlingtonct.us

NOTICE OF DECISION TOWN OF BURLINGTON PLANNING AND ZONING COMMISSION

The Planning and Zoning Commission at its January 8, 2025, regular meeting took the following actions:

APPROVED: Application 2213 – Shilosky – Farm Store Special Permit – Town Line Road #36
IN FAVOR: Miller, Wilson, Hebert, Franciamore, Lambri, Smaldone, Valigorsky
OPPOSED: None ABSTAINED: None

Richard Miller, Chairman
Planning & Zoning Commission
Dated this 9th Day of January 2026

Cc: Town Clerk
 File 2213