



Issued: 2/6/26

**TOWN PLAN AND ZONING COMMISSION  
REGULAR MEETING  
WEDNESDAY, FEBRUARY 4, 2026  
LEGISLATIVE CHAMBER, ROOM 314  
TOWN HALL, WEST HARTFORD, CT 06107**

**MINUTES**

**ATTENDANCE:** Chair: Kevin Ahern; Commissioners: Liz Gillette & Andrea Gomes; Alternates: Nancy Grassilli, Olaleye Onikuyide & Owen Eagan; Town Staff: Robert Gosselin, Associate Planner; Finn Ashworth, Planning & Zoning Technician

**ABSENT:** Vice Chair: Gordon Binkhorst; Commissioner: Josh Kaplan

**CALL TO ORDER/ROLL CALL: 7:00 P.M.**

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**MINUTES:**

1. Approval of Minutes:
  - a. Minutes of the Regular Meeting, Monday, January 5, 2026: **Motion to approve minutes – Gillette/ Second; Grassilli - Vote 5-0; YEA:** Ahern, Gillette, Grassilli, Onikuyide, Eagan; **NAY:** None

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**COMMUNICATIONS:**

2.
  - a. **82 Waterside Lane** –Request by Danielle Levasseur, for a 30-day extension of time and to continue the public hearing of application IWW #1244, appearing as item #4 on this agenda, to the March 2, 2026 regular meeting of the TPZ/IWWA.

The IWWA acted by **unanimous vote (5-0) [Motion/Eagan; Second/Gomes; YEA:** Ahern, Gomes, Gillette, Eagan (seated for Kaplan), Grassilli (seated for Binkhorst) ; **NAY:** None] to **RECEIVE** this communication.

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**NEW BUSINESS**

3. **None**

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**OLD BUSINESS / PUBLIC HEARING:**

4. **82 Waterside Lane** - Application (IWW #1244) of Danielle Levasseur, Juliano's Pools, on behalf of Alison Overholt & Seth Wickersham (R.O.), requesting approval of an Inland Wetlands and Watercourses Permit to conduct certain regulated activities, which may have an adverse impact on a wetland regulated area. The applicant proposes to install a 20' x 24' addition and an inground

pool with associated site work. The work is proposed within the 150 ft. upland review area with no direct wetland impacts proposed. (Determined Potentially Significant on November 10, 2025 and set for public hearing on December 1, 2025. Public Hearing opened and immediately continued to the January 5, 2026 regular meeting of the TPZ/IWWA. At the applicant's request the public hearing was continued to the February 4, 2026 TPZ regular meeting. Pursuant to receipt of agenda item 2a, public hearing has been requested to be further continued to the March 2, 2026 TPZ Regular Meeting.)

The IWWA acted by **unanimous vote (5-0) [Motion/Eagan; Second/Gomes YEA: Ahern, Gomes, Gillette, Eagan (seated for Kaplan), Onikuyide (seated for Binkhorst); NAY: None]** to **continue** this matter, without testimony, to the regularly scheduled meeting on **Monday, March 2<sup>nd</sup>, 2026 at 7:15 in room 314 of Town Hall, located at 50 South Main Street.**

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5. **2080 Boulevard** - Application (SUP #1486) of the Westminster Presbyterian Church, requesting approval of a Special Use Permit to expand its church use with an accessory child day care center. This expansion of use would allow for a summer day camp run by the YMCA for children between the ages of 3 and 15 at the property. (Submitted for TPZ receipt on January 5, 2026. Required public hearing scheduled for February 4, 2026.)

The TPZ acted by **unanimous vote (5-0) [Motion/Gomes; Second/Onikuyide YEA: Ahern, Gomes, Gillette, Onikuyide (seated for Kaplan), Grassilli (seated for Binkhorst); NAY: None]** to **APPROVE** the Special Use Permit application subject to the following conditions:

1. The proposal meets the finding requirements of Section 177-42A (5a) of the West Hartford Code of Ordinances. In particular:
  - a. The location and size of the use, the nature and intensity of the operations connected with this use, the size of the lot in relation to it and the location of the lot with respect to streets giving access to it are such that it will be in harmony with the appropriate and orderly development of the district in which it is located.
  - b. The kind, location and height of all structures and the nature and extent of the landscaping on the lot are such that the use will not hinder or discourage the appropriate development and use of adjacent properties.
  - c. The parking, loading, trash and recycling facilities are adequate and properly located for the proposed use, and the entrance and exit driveways are laid out so as to achieve maximum safety.
2. Materials submitted and reviewed as part of this application are incorporated by reference in this approval
3. A trash management plan detailing how trash will be handled by the summer camp shall be submitted to the Town Planner for review and approval. This plan shall include general end of day summer camp staff trash inspections and a point of contact for town staff. This plan shall be submitted prior to the start of camp operations.
4. A traffic management plan detailing how traffic will be directed at camp pick up and drop off times shall be submitted to the Town Planner for review and approval. This plan shall be submitted prior to the start of camp operations.

5. Pursuant to West Hartford Code of Ordinances Section 177-42A (8), the applicant shall return to the TPZ by February, 2028 for further review and evaluation. The TPZ may consider supplemental conditions of approval if operational concerns are identified.
6. This letter of approval shall be stripped onto the final plan.

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**TOWN COUNCIL REFERRAL:**

6. An Ordinance Concerning Site Plan Approval of Affordable Housing Developments. Ordinance proposes to amend Section 177-42 B to clarify the Site Plan approval process for applications submitted pursuant to C.G.S. Section 8-30g.

The TPZ acted by **vote (5-0) [Motion/Gillette; Second/ Onikuyide; (Gomes recused) YEA:** Ahern, Gillette, Onikuyide (seated for Kaplan), Eagan (seated for Binkhorst), Grassilli (seated for Gomes); **NAY:** None] to **RECOMMEND APPROVAL** of the subject application finding it not inconsistent with the overall vision of the Plan of Conservation and Development (POCD).

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**TOWN PLANNER'S REPORT:**

7. None

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**INFORMATION ITEMS:**

8. None

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**MEETING ADJOURNED: 8:48 P.M. Motion/Gomes; Second/Onikuyide; Vote 5-0; YEA:** Ahern, Gomes, Gillette, Grassilli, Onikuyide; **NAY:** None

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U: shareddocs/TPZ/Minutes/2026/February\_4\_Draft

**NOTE:** A digital recording of this meeting is available for public review by contacting Planning and Zoning staff by phone at 860.561.7552 or by email at [comment.tpz@westhartfordct.gov](mailto:comment.tpz@westhartfordct.gov).