



NEW HAVEN CITY PLAN DEPARTMENT

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July 24, 2025

The Honorable Tyisha Walker-Myers, President
New Haven Board of Alders
165 Church Street
New Haven, CT 06510

**RE: RESOLUTION OF THE NEW HAVEN BOARD OF ALDERS APPROVING THE VISION
2034 COMPREHENSIVE PLAN, THE CITY PLAN COMMISSION'S PLAN OF
CONSERVATION & DEVELOPMENT**

Dear President Walker-Myers:

I am so pleased to submit Vision 2034, New Haven's Comprehensive Plan of Conservation and Development, for Board of Alders review. This is an update to the Vision 2025 Comprehensive Plan of Development adopted by the City Plan Commission in 2015. This plan provides a vision for the growth and development in the city over the next decade and is required for the City to remain eligible for state grant funding. In addition, the matters on City Plan Commission and Board of Zoning Appeals actions are reviewed and approved based on their consistency with the city's Comprehensive Plan.

Vision 2034, New Haven's Comprehensive Plan, is both a vision of the future and a guide on how to reach that vision. It will be a decision-making and policy guide for matters relating to land use, housing, transportation, sustainability, economic development, neighborhood planning, public investments, and capital improvement programs. Equity and resilience are guiding principles of the plan.

The City Plan department initiated the process of updating the comprehensive plan in spring 2023, with our lead consultant, FHI Studio, coming onboard in Fall 2023. Since then, the project team has conducted a rigorous community engagement process and parallel research and data analysis process. Coordinators and department heads have been engaged at every step of the process from the Steering Committee, stakeholder interviews with department and agency leaders, six topical working groups called "Co-Creation Teams" made up of city staff, organizations, and community members, and by participating in at least three rounds of plan content review. Thousands of residents have been engaged through tabling at community events, public workshops, youth-to-youth outreach, a community survey with over 1,600 responses, and a team of community navigators, organizers who acted as ambassadors for the plan. Extensive data collection and analysis was conducted by the project team which included subconsultants at Resilient Land and Water (climate and sustainability experts) and RKG (housing and economic development).

The Plan update is prepared pursuant to Connecticut General Statutes (CGS) Chapter 126 Section 8-19: Creating of planning commissions and Section 8-23: Preparation, amendment or adoption of plan of conservation and development by planning commissions which states "*(a)(1) At least once every ten years, the commission shall prepare or amend and shall adopt a plan of conservation and development for the municipality. Following adoption, the commission shall regularly review and*

maintain such plan.” as well as the Special Act of 1913 which created the City Plan Commission. This is further codified in the City charter under Article VII, Section 3.E(3)(a) which states that “*It shall be the duty of the City Plan Commission to prepare and recommend development plans for the improvement of the entire city or any portion thereof. These plans shall be designed to promote the coordinated development of the municipality and shall show the future general location, character, and extent of streets, bridges, boulevards, esplanades, squares, parks, playgrounds, playfields, aviation fields, parking spaces, public buildings, and the facilities and terminals of public utilities whether publicly or privately operated.*” Aldermanic review and approval is respectfully requested. The Plan must be updated at least once every ten years in a manner consistent with CGS Section 8-23 and, likewise, takes into account the State of Connecticut’s Plan of Conservation and Development, pursuant to Chapter 297. Our current plan, adopted in 2015, will expire on November 18, 2025.

The process for adopting a comprehensive plan includes opportunities for aldermanic comment and approval. Section 8-23 states that City Plan Commission adoption of the Plan is by majority vote if also approved by the legislative body (Board of Alders) or by 2/3 vote if there is no action or not endorsed by the legislative body.

The Board of Alders has 65 days from the date of submission to offer feedback, if any.

Thank you for your consideration of this matter.

Sincerely,



Laura E. Brown, AICP, CEcD
Executive Director

Enclosures: Vision 2034, New Haven’s Comprehensive Plan

cc: Justin Elicker, Mayor
Michael Piscitelli, Economic Development Administrator
Esther Rose-Wilen, Assistant Director of Comprehensive Planning
Ernest Pagan, Chair, City Plan Commission