AGENDA
ZONING COMMISSION
WEDNESDAY, JULY 16, 2014 - 7:30 P.M.
CONCERT HALL – FIRST FLOOR - CITY HALL - 125 EAST AVE – NORWALK CT

I. CALL TO ORDER

II. ROLL CALL

III. PUBLIC HEARINGS

a. #4-14SPR - 39 Lois, LLC – 39 Lois St. & 19 Willard Rd. – 4 story, 28,198 sf mixed use development with 24 multifamily dwelling units

b. #5-14SP - Recreation & Parks Dept – Nathan Hale Middle School – 176 Strawberry Hill Ave – Athletic field lighting

c. #3-14R – Zoning Commission – Proposed amendments to revise Section 118-1100 Flood Hazard Zone to comply with new State Building Code regulations regarding base flood elevation plus one foot

IV. REPORT OF PLAN REVIEW COMMITTEE, JILL JACOBSON, CHAIR

a. Action on Items III. a. and b.

b. #6-08SPR/#16-08CAM - POKO IWSR Developers – Wall St/Isaacs St - Wall St Place mixed use development – Request for extension of approval time – Report & recommended action

c. #8-14-CAM –Robert Bruggemann – 18 Harbor View Ave. – New single family residence – Report & recommended action

d. #1-13SPR/#1-13CAM – TR Sono Partners, LLC – 99 Washington St – New 66 unit building with 154 space valet, tandem, compact & stacked parking garage – Request for extension of approval time – Report & recommended action

e. #7-13SPR – 3 Color, LLC – West Cedar Street – Mixed use development – 8 units MFR / 1,276 sf general office - Report & recommended action

f. CT DEEP Referral – City of Norwalk – 148 East Avenue (20 Hendricks Avenue) – Municipal public access Report & recommended action

g. #6-13SP/#10-13CAM - R. Grosvenor Ely - 71 & 77 Rowayton Ave - Change location of marina shed on approved site plan – Report & recommended action

h. Oak Hills Master Plan – Report & recommended action

V. REPORT OF ZONING COMMITTEE, EMILY WILSON, CHAIR

a. Action on Item III. c.

VI. APPROVAL OF MINUTES: May 21, 2014

VII. COMMENTS OF DIRECTOR

VIII. COMMENTS OF COMMISSIONERS

IX. ADJOURNMENT

X. FUTURE MEETINGS

Plan Review Committee Thursday, August 14, 2014 - 7:30 PM - Conference Room 231 - 2nd Floor City Hall
Zoning Committee Thursday, August 14, 2014 - 8:00 PM - Conference Room 231 - 2nd Floor City Hall
Zoning Commission Wednesday, August 20, 2014 - 7:30 PM Council Chambers - Third Floor City Hall