

**AGENDA**  
**ZONING COMMISSION**  
**WEDNESDAY, JANUARY 21, 2015 - 7:30 P.M.**  
**COUNCIL CHAMBERS – THIRD FLOOR - CITY HALL - 125 EAST AVE – NORWALK CT**

**I. CALL TO ORDER**

**II. ROLL CALL**

**III. PUBLIC HEARINGS**

- a. #2-14M – Head of the Harbor South, LLC - 2 East Wall Street - Proposed map change for 2 East Wall St from entirely East Ave Village District (EAVD) to Central Business Design District Subarea C (in part) and EAVD (in part)
- b. #8-14SP/#20-14CAM – Head of the Harbor South, LLC - 6 Smith Street - Proposed 4 story mixed use development with 5,000 sq ft office and 60 dwelling units in 2 buildings
- c. #8-14R – Zoning Commission - Proposed amendments to require notification of neighbors for pending Coastal Site Plan applications

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

- a. #2-15CAM – 61 Bluff Ave, LLC – 61 Bluff Ave – Proposed single family residence - Report & recommended action
- b. #1-15CAM – Walter Mattera – 61 Main Street – Conversion of storage to retail – Report & recommended action
- c. #7-11SP/#17-11CAM – SoNo Ice House – 310 Wilson Avenue – Request for release of surety - Report & recommended action
- d. #8-11SP – Norwalk Hospital Association – 34 Maple St - 97,600 sf outpatient addition – Request to modify flight paths for relocated helicopter landing site - Report & recommended action
- e. #6-08SPR/#16-08CAM - POKO IWSR Developers – 61-65 Wall St/Isaacs St - Wall St Place – Proposed modifications to approved plans to revise from 182,112 sf to 179,740 sf mixed use development with 101 units, 12,832 sf retail & 2,875 sf restaurant – Report & recommended action

**V. REPORT OF ZONING COMMITTEE, EMILY WILSON, CHAIR**

- a. Action on Items III. a., b. and c.

Note: Action on zoning amendment must precede action on related special permit/coastal site plan review applications

**VI. APPROVAL OF MINUTES:** December 10, 2014

**VII. COMMENTS OF DIRECTOR**

**VIII. COMMENTS OF COMMISSIONERS**

**IX. ADJOURNMENT**

**X. FUTURE MEETINGS**

Plan Review Committee Thursday, **February 12, 2015** - 7:30 PM - Conference Room 231 - 2nd Floor City Hall

Zoning Committee Thursday, **February 12, 2015** - 8:00 PM - Conference Room 231 - 2nd Floor City Hall

Zoning Commission Wednesday, **February 18, 2015** - 7:30 PM Council Chambers - Third Floor City Hall