

**AGENDA
PLAN REVIEW COMMITTEE
THURSDAY, DECEMBER 1, 2016 - 7:00 P.M.
CONFERENCE ROOM 231 – SECOND FLOOR - CITY HALL - 125 EAST AVENUE**

I. SPECIAL PERMITS & COASTAL SITE PLAN REVIEWS

- a) #3-96SPR/#4-00SP/#17-13SP – Hewitt Assoc/Merritt River Partners - 45 Glover/399 Main/1 Glover Ave – Request to modify parking and lease agreements between various properties and related changes - Determine if minor change (Zoning Commission action required)
- b) #14-16SP/#32-16CAM – L. Fishell – 75 East Av - Conversion of funeral home to 4 units – Final review prior to public hearing

II. SITE PLAN REVIEWS & COASTAL SITE PLAN REVIEWS

- a) #31-16CAM – Fletcher Land Development – 38 Shorefront Park – New single family residence – Further review
- b) #9-16SPR/#33-16CAM – King Industries – Jennings Place – 8,000 sf building for Maritime Rowing Club – Preliminary review
- c) #13-16SP - Main Norwalk, LLC – 272 - 280 Main Avenue – “The Village” – Proposed new ±75,000 sf retail development – Further review

**AGENDA
ZONING COMMITTEE
THURSDAY, DECEMBER 1, 2016 - 7:30 P.M.
CONFERENCE ROOM 231 – SECOND FLOOR - CITY HALL - 125 EAST AVENUE**

I. PROPOSED CHANGES TO THE BUILDING ZONE MAP

- a) #1-16M – F. DiMeglio - 56 County St/Strawberry Hill Ave - Proposed Change to the Building Zone Map from A Residence in part & B Residence in part to entirely B Residence – Final review prior to public hearing

II. PROPOSED AMENDMENTS TO THE BUILDING ZONE REGULATIONS/SP PERMITS/SITE PLANS

- a) Discussion of medical marijuana regulations and information from Norwalk Hospital and other municipalities – Further review & discussion
- b) #8-16R/#12-16SP – V. Penna Sr. – 284 New Canaan Ave – Proposed amendments to Section 118-100 to revise the definition for Public utility supply or storage facility and to Article 30 to amend special permit criteria for such uses when located in AAA Residence zones and special permit to reuse former Armory Building for a public utility storage facility owned by an independent entity – Final review prior to public hearing
- c) #9-16R – Zoning Commission – Proposed amendment to Section 118-1110 Coastal Zone regarding vegetated buffers from the Coastal Jurisdiction Line for properties in the Coastal Zone – Further review
- d) Discussion of draft amendments and map changes associated with South Norwalk Transit Oriented Development (TOD) Redevelopment Plan