

**CITY OF NORWALK  
LAND USE COMMITTEE  
MARCH 9, 2010**

**PRESENT:** Fran DiMeglio, Chair; Joel Zaremby; Torgny Astrom; Victor Cavallo; Steve Ferguson; Don Nelson; Walter McLaughlin

**STAFF:** Mike Greene

Ms. DiMeglio called the meeting to order at 7:34 pm.

**I. REFERRALS Review & recommendation**

**a. Zoning Commission referral - #1-10R – Zoning Commission – Proposed amendments to the Building Zone Regulations to revise Section 118-1100 Flood Hazard Zone to comply with new FEMA regulations and related technical amendments**

Mr. Greene explained that all the regulations were required by FEMA for every city in the state.

Mr. Astrom asked how long the current regulations had been in effect. MR. Greene said that it had been since 1994. He said that the Zoning Commission would have a public hearing on the item in April.

Mr. Astrom asked if any of the language in the regulations was not that of FEMA. Mr. Greene confirmed that all of the language was that of FEMA.

The Committee agreed to move the item to full Commission.

**b. Zoning Commission referral - #2-10R – Zoning Commission – Proposed amendments to non-conforming sign regulations**

Mr. Greene discussed non-conforming signs and the procedure involved in making changes to them. He emphasized that the goal had been to make signs more conforming.

The Committee agreed to move the item to full Commission.

**c. DEP/USACE—5 Cudlipp Street—Removal of derelict structure and install new dock**

Ms. DiMeglio noted that items c) through f) were not listed on the agendas originally sent to the Committee and that the items were now being seen for the first time.

Mr. Greene described the property, explaining that the area became a mudflat at low-tide and created problems for the existing dock. He added that staff did not see any impact of the proposal on coastal resources.

The Committee agreed to send the item to full Commission.

**d. DEP/USACE—132 Water Street—Install floats for marine commercial use**

Mr. Greene described the property near the Oyster House. He reiterated that the City encouraged water-dependent uses. He stated that the applicant needed four additional parking spaces for the proposal.

The Committee agreed to send the item to full Commission.

**e. DEP/USACE—30 Shorehaven Road—Existing dock—Modify to increase size of floating dock**

Mr. Greene described the location of the property and explained that the applicant wanted to build a larger dock. He said that there were no adverse impacts due to the proposal.

The Committee agreed to send the item to full Commission.

**f. DEP/USACE—100 Water Street—Retain and modify existing floats for marine commercial use**

Mr. Greene described the property near Sono Seafood and the police docking area.

The Committee agreed to move the item to full Commission.

The meeting was adjourned at 7:47 pm.

Respectfully submitted by Charlene Smith.