



**SPECIAL MEETING AGENDA
ZONING COMMISSION
WEDNESDAY, AUGUST 12, 2020 – 6:00 P.M.
* VIRTUAL MEETING TO BE HELD ONLINE *
Public Participation instructions below!
CITY OF NORWALK, CT**

I. CALL TO ORDER

II. ROLL CALL

III. PUBLIC HEARINGS

- a. #3-20SP/1-20CAM - 310 Wilson Avenue - WEB Construction, LLC. - New contractor's storage yard with outdoor material storage - *Continue public hearing from July 15, 2020*

IV. REVIEW AND ACTION ON PENDING APPLICATIONS

- a. Action on Item III a.
- b. #9-18SPR/#18-18CAM – Play CT. LLC – 85-89 Water Street - 29,000 sf multi activity entertainment complex - Request to modify approved plan – Further review - Report & recommended action
- c. #13-16SP – Main Norwalk, LLC– 272-280 Main Avenue - “The Village” – 103,000 sq. ft. retail with garage and on-grade parking – Request for one year extension of approval time – Report & recommended action

V. REVIEW AND ACTION ON NEW APPLICATIONS

- a. #1-20M - Merritt Station Norwalk, LLC et all - 67, 69, 79, 87, 111, 117, 129, 135, 155, 156 & 201 Glover Avenue and 2 Oakwood Ave - Proposed change to the zoning map from AAA Residence, Business #2 zone and Executive Office to entirely Executive Office zone – Applicant presentation and further review
- b. #2-20R - Merritt Station Norwalk, LLC et all - Proposed amendments to amend the definition for Development Park; to revise the Executive Office zone to permit a new Master Plan approval process by Special Permit and to increase height and FAR, to revise parking requirements for multifamily developments and related technical amendments – Applicant presentation and further review
- c. #2-20SPR - Merritt Station Norwalk, LLC et all - 67, 69, 79, 87, 111, 117, 129, 135, 155, 156 & 201 Glover Avenue and 2 Oakwood Ave – Site plan review of proposed Master Plan for Executive Office Development Park – Applicant presentation and further review

VI. EAST NORWALK TOD: Status report

VII. INDUSTRIAL ZONES: Status report

VIII. ZONING REGULATION RFP: Status report

IX. APPROVAL OF MINUTES: July 15, 2020 Special meeting

X. COMMENTS OF DIRECTOR

XI. COMMENTS OF COMMISSIONERS

XII. ADJOURNMENT

To allow Public Access, anyone may access this meeting by telephone, Zoom, and/or the City of Norwalk YouTube Channel. Specific instructions and links can be found at: <https://www.norwalkct.org/1913/Meeting-Notices>

Telephone access (Listening only)

- Dial: (646) 558-8656
- Enter webinar ID: 839 9114 1175

The Public may watch this meeting at:

- <https://us02web.zoom.us/j/83991141175>

For those that wish to view, but are not participating, the Live Stream can be seen on the City of Norwalk YouTube channel: [norwalkct.org/youtube](https://www.norwalkct.org/youtube)

This meeting will also be recorded and a copy of the audio recording will be posted on the City's website within seven (7) days after the meeting.

Members of the public who wish to provide public comment are encouraged to submit those via email in advance of the meeting to skleppin@norwalkct.org *For these comments to be read into the record, they should be submitted at least three hours in advance of the meeting start time*

Links to application documents for new applications can be found below:

- WEB Construction: <https://www.norwalkct.org/2047/WEB-Construction>
- 204 Flax Hill Road: <https://www.norwalkct.org/2072/204-Flax-Hill-Road>
- 10 Norden Place: <https://www.norwalkct.org/2021/10-Norden-Place>