

AGENDA
PLAN REVIEW COMMITTEE
THURSDAY, SEPTEMBER 11, 2014 - 7:30 P.M.
CONFERENCE ROOM 231 – SECOND FLOOR - CITY HALL - 125 EAST AVENUE

I. SPECIAL PERMITS

- a) #4-14SP/#15-14CAM – AMEC Carting LLC – 1 Crescent St – Increase tonnage for existing transfer station, open to public, site modifications - Final review prior to public hearing
- b) #7-99SP/#2-03CAM – Norwalk River Rowing Club – 1 Smith St/Moody’s Lane – Add fabric covered metal frame structure – Preliminary review

II. MOTOR VEHICLE LICENSE

- a) #2-14MV – Aamco Transmissions - 225 Main Ave – Motor vehicle repairers license – Preliminary review

III. REQUEST FOR RELEASE OF SURETY

- a) #8-07SPR – Fortis Property Group – 10 Norden Place – 168,000 sf data center facility – Request for release of surety

IV. CT DEEP REFERRALS

- a) CT DEEP Referral – 5 Cliff Place – Installation of a new dock

V. REQUEST FOR EXTENSION OF APPROVAL TIME

- a) #6-11SPR - SoNo Metro LLC – 11-15 Chestnut St – Mixed use development with 11,000 sq ft office and 17 multifamily units – Request for 1 year extension of approval time
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AGENDA
ZONING COMMITTEE
THURSDAY, SEPTEMBER 11, 2014 - 8:00 P.M.
CONFERENCE ROOM 231 – SECOND FLOOR - CITY HALL - 125 EAST AVENUE

I. PROPOSED AMENDMENTS TO THE BUILDING ZONE REGULATIONS/SITE PLAN REVIEW/SP PERMIT

- a) #4-14R/#8&9-14SPR/#9&10-14CAM - NW MFP Norwalk Town Ctr LLC & 3Q Property LLC – 17 Butler St/3 Quincy St/467 West Av (South Block) – Proposed amendments to revise CBDD residential setbacks to require only when residential use in residence zone & site plan for new 130,280 sf mixed use development with 54,250 sf retail, 3,229 sf restaurant, 11,441 sf gym and 620 seat theater and expanded parking garage (#8-14SPR) and retain 18,193 sf existing retail/ rest @ 467 West Av and expand existing pkg garage (#9-14SPR) – Final review prior to public hearing
- b) #5-14R/#3-14SP/#11-14CAM – Maritime Village I, LLC – 17-19 Day/Raymond St – Proposed amendments to I#1 to revise TOD affordable hsg requirements from 30% to 20% and allow 10% at 100% of State Median Income instead of 80% State median for multifamily and mixed use of 5 stories & 60 ft and reduce residential parking requirements & allow compact pkg for developments of 25 units or more and special permit for new 70 unit multifamily development with 9,920 sf mfg (existing building) in TOD area – Review of revised amendment
- c) #6-14R/#1-14SPR – The Berkeley Holding, LLC & 520 West Ave, LLC – 500-520 West Av (West Block) - Proposed amendments to revise the definition for Height of Building in a Design District Development Park to measure from centerline of highest street (currently measured from centerline of West Ave) and modifications to approved site plan for The Berkeley for 6 story, 177,302 sf mixed use development with 4,932 sf restaurant (formerly retail), 6,943 sf medical office, and 129 (formerly 127) residential dwelling units – Further review
- d) Discussion of CAM exemptions