

**CITY OF NORWALK
PLAN REVIEW COMMITTEE
JULY 9, 2009**

PRESENT: Jackie Lightfield, Karen Spencer, Andrea Light, Acting Chair, Michael Mushak and Adam Blank

STAFF: Mike Greene, Mike Wrinn and Frank Strauch

OTHERS: Elizabeth Suchy

The meeting convened at 8:25 p.m. Andrea Light read first application:

1. SPECIAL PERMITS & COASTAL SITE PLAN REVIEWS

- a. #4-09SP/#9-09CAM-Crystal LLC – 314 Wilson Avenue – 10,300 sf indoor commercial recreation facility in existing building (indoor soccer and lacrosse) – Final review prior to public hearing

This item was moved to public hearing next week

- b. #3-09SP/#7-09CAM – SIR East Ave, LLC – 124 East Avenue – 12,000 sf mixed use development – Review of public hearing

Staff described landscaping plans. Committee is concerned with maintaining sight lines and asked that as part of approval a few conditions should be executed in resolution, including: 1) that the resolution includes requirement for center line painted in street; 2) that an arborist plan for specimen tree care be submitted and 3) that light shields on poles be addressed.

This item was moved to full Commission for action.

- c. #4-07SP – CT. Friends School – 440 Newtown Avenue – Request for extension of approval time

This item was moved to full Commission for action.

II. SITE PLAN REVIEWS AND COASTAL SITE PLAN REVIEWS

- a. #4-09SPR/#11-09CAM – Shawn's Lawns – 15 Chapel St. – Proposed contractor's storage yard. Final review prior to public hearing.

Committee moved the item to Public hearing.

III. MOTOR VEHICLE LICENSE

- a. #1-9MV/#13-09CAM – Hollywood Restorations – 115 Woodward Ave – Auto body repair – Final review prior to public hearing.

Committee moved the item to Public hearing.

IV. REVOCATION OF PERMITS

- a. #2-06SPR/#24-06CAM – Guinta – 30 Sheehan Ave – Proposed contractor’s storage yard
– Status report
- b. #2-07SP – Stuart Avenue Townhouses, LLC – 42-46 Stuart Avenue – 12 multifamily
residential – Status report

Staff will continue to monitor both of these applications and next week the committee will open up for public hearing and continue it so sites can be reviewed at next meeting.

COMMENTS OF COMMISSIONERS (from previous agenda item #f)

Committee had a brief discussion regarding models and why they are a valuable tool when reviewing and discussing various applications. Height and mass, as well as standard scale models were part of the discussion.

Committee discussed concerns regarding signage in general and reiterated the need for accurate and detailed plans.

Meeting was adjourned at 9:15 p.m.

Respectfully Submitted
By: Pamela Ballard