

AGENDA
PLAN REVIEW COMMITTEE
THURSDAY, SEPTEMBER 8, 2011 - 7:30 P.M.
P&Z CONFERENCE ROOM – 2ND FLOOR CITY HALL - 125 EAST AVENUE

I. SPECIAL PERMITS

- a) #7-11SP/#17-11CAM – 300 Wilson Av LLC – 310 Wilson Av – Ice rink– Final review prior to hearing
- b) #13-10SP/#17-10CAM – Norwalk Inn & Conference Ctr – 93-99 East Av - 3rd flr addition to existing hotel – Request for extension of time (1st request)
- c) #12-07SP – Winston Preparatory School – 57 West Rocks Rd. - Selective demolition of three buildings (upper campus) – Determination if minor change
- d) #9-10SP – Casatelli Tile – 114 CT Av – Warehouse/wholesale – Request to modify landscaping

II. SITE PLAN REVIEWS & COASTAL SITE PLAN REVIEWS

- a) #21-11CAM – 7 Nylked Terr, LLC – 7 Nylked Terrace – Construction of a new single-family residence
- b) #19-11CAM – Ramon Zapata (El Ranchero Fish) – 102A Wall St – Convert retail to restaurant use
- c) #15-11CAM – Hey 19.LLC – 41 N. Main St – New restaurant with live entertainment – Further review
- d) #2-10SPR/#14-10 CAM – A. Jackson.- 10 Goldstein Pl – Contractor’s yd – Request for ext of time
- e) #7-11SPR/#20-11CAM – NW MFP Norwalk Town Ctr III, LLC – 15 Merwin St – 127,865 sq ft mixed use development 95 units (54 one bedroom & 41 2 bedroom) 10,000 sq. ft. retail, 2,750 sq. ft. restaurant & 159 sp parking garage in a design dist develop park – Preliminary review
- f) #8-11SPR - Norwalk Center, LLC – 10 Norden Pl (NordenPark) – ±13,000 sf addition to approved 154,000 sf. building for Data Center use – Preliminary review
- g) #8-07SPR – Norwalk Center, LLC – 10 Norden Pl – Modify approved plan to revise from 4 story to 2 story, redesign façade and floor plans for Data Center use – Determination if minor change
- h) #5-08SPR – The Berkeley- Frost Bldg LLC – 500 & 550 West Ave – 150,000 sf mixed use development – Request for extension of approval time (3rd request)

III. REVIEW OF PUBLIC HEARING

- a) #13-11CAM/#5-11SP – AMEC Carting – 1 Crescent St – Modify existing transfer station by adding tonnage, additional haulers – Review of public hearing

IV. DEEP/ARMY CORPS REFERRALS

- a) DEEP / AC – 10 Norport Drive – Install a dock for recreational boating access & modify shoreline by grading and planting for erosion control
- b) DEEP / AC - 43 Rowayton Ave - Install a dock for recreational boating access
- c) DEEP / AC - 3 Cudlipp Street - Install a dock for recreational boating access and retain shed

AGENDA
ZONING COMMITTEE
THURSDAY, SEPTEMBER 8, 2011 - 8:00 P.M.
P&Z CONFERENCE ROOM – 2ND FLOOR CITY HALL - 125 EAST AVENUE

I. PROPOSED CHANGES TO THE BUILDING ZONE MAP & SITE PLAN REVIEW

- a) #1-11M/#6-11SPR - SoNo Metro LLC – 11-15 Chestnut St – Proposed change to Building Zone Map from Ind #1 & D Res to SoNo Station Design Dist & site plan for mixed use development with 11,000 sq ft office and 17 multifamily units (11 studios & 6 one bedroom) – Final review prior to public hearing

II. PROPOSED AMENDMENTS TO BUILDING ZONE REGULATIONS & SITE PLAN REVIEW

- a) #4-11R – D. Friedman – Proposed amendment to the East Avenue Village District to permit offices of Business Service establishments as a principal use – Further review
- b) #5-11R/#4-11SPR – Norwalk West, LLC - Proposed amendments to allow 1 story buildings in interior courtyards & modify outdoor dining criteria in CBDD and request to modify approved plan to add 1 story buildings to interior courtyard & modify recreation area – Final review prior to public hearing
- c) #3-11R – Zoning Commission – Proposed amendments to require that windows and doors are closed when live music is playing – Final review prior to public hearing
- d) #6-11R – Zoning Commission – Revise the definition for contractor’s storage yards – Further review
- e) Modify application forms to require PowerPoint presentations at public hrg. for larger developments
- f) Comments of Commissioners