

**AGENDA**  
**PLAN REVIEW COMMITTEE**  
**THURSDAY, JULY 9, 2015 - 7:30 P.M.**  
**CONFERENCE ROOM 231 – SECOND FLOOR - CITY HALL - 125 EAST AVENUE**

**I. SPECIAL PERMITS**

- a) #5-15SP – Special Properties II, LLC – 78 Cranbury Road/440 Newtown Ave – 15 unit Conservation development – Further review
- b) #10-15SP - Consulting & Design, LLC – 104 Connecticut Ave – Replacement gas station– Preliminary review
- c) #4-15SP – Rackson Corp. – 380 Main Avenue – 6,558 sq ft, 2-story freestanding restaurant (Burger King) in existing shopping center – Preliminary review
- d) #4-11SP – Safe and Sound Daycare – 8 Scribner Ave – Addition of 10 children – Determine if minor change
- e) #9-08SP – Stepping Stones Museum for Children – 297 West Ave – Request to add outdoor play area – Determine if minor change
- f) #5-81SP – Riverview East - 148 East Ave – Request to modify approved plan – Determine if minor change

**II. SITE PLAN REVIEWS/COASTAL SITE PLAN REVIEW**

- a) #4-15SPR/#11-15CAM – 587 CT. Ave LLC – 11 Belden Ave – 60 multifamily dwelling units – Preliminary review
- b) #X-15SPR – SG Belden LLC – 747 Belden Ave – Convert proposed medical office space to 8 residential apartments – Determine if minor change
- c) #X-15CAM – 18 Sheehan Ave LLC – 16 & 18 Sheehan Ave – Combine lots for existing contractors; add parking – Determine if minor change
- d) #X-15CAM – Pentecostal Church John 3:16 – 8 Woodward Ave – Replacement church – Preliminary review
- e) #7-15CAM – Hickory Bluff, LLC – 31 Bluff Avenue – New SFR – Preliminary review
- f) #12-15CAM – Charles Eaton – 22 Point Road – Additions to SFR – Preliminary review
- g) #13-15CAM – 24 Valley Road-RBB, LLC – 24 Valley Road – New SFR – Preliminary review

**III. REQUEST FOR RELEASE OF SURETY**

- a) #9-13SPR/#25-13CAM – CP IV Waypointe BP I, LLC – 515 West Av – Waypointe Midblock 494,578 sf mixed use development – Request for 50% reduction of surety
- b) #7-09SP – Avalon Norden Place LLC - 8 Norden Place - 240 unit multifamily development – Request for release of surety

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**AGENDA**  
**ZONING COMMITTEE**  
**THURSDAY, JULY 9, 2015 - 8:00 P.M.**  
**CONFERENCE ROOM 231 – SECOND FLOOR - CITY HALL - 125 EAST AVENUE**

**I. PROPOSED CHANGES TO THE BUILDING ZONE MAP**

- a) #1-15M – 25 Butler, LLC – 38 Orchard St/6 Quincy St – Proposed change to the Building Zone Map from D Residence to Central Business Design District Subarea B (*Revised to 2 lots*) – Final review prior to public hearing

**II. PROPOSED AMENDMENTS TO THE BUILDING ZONE REGULATIONS**

- a) #5-15R – Zoning Commission – Proposed amendments to Articles 30 regarding farm stands in AA and AAA Residence zones – Final review prior to public hearing
- b) #6-15R - Zoning Commission – Proposed amendments regarding places of worship in selected business and industrial zones – Final review prior to public hearing
- c) #7-15R - Zoning Commission – Proposed amendments to Section 118-1450 to revise criteria for Special Permits, to add a new subsection D. Special Standards for Non-residential uses in residence zones and related technical amendments – Final review prior to public hearing
- d) #X-15R – Zoning Commission – Proposed amendments to Article 42 accessory apartments – Further review
- e) Discussion of workforce housing

f) 95-19 City Code – Naming of Streets – Review and approval to name a new street off of Aiken Street as “Caryns Way”