



CITY OF DANBURY
155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

PLANNING COMMISSION
www.ci.danbury.ct.us

(203) 797-4525
(203) 797-4586 (FAX)

AGENDA - REGULAR MEETING
SEPTEMBER 17, 2014
CITY COUNCIL CHAMBERS -- THIRD FLOOR
7:30 PM

ROLL CALL

ACCEPTANCE OF MINUTES June 18, 2014 & July 2, 2014

PUBLIC HEARING

- 1) Senuna Realty LLC -- Application for Special Exception/Site Plan Approval Under "Housing Incentive Option" for Multi-family Dwelling Units ("Hatters Dale Condominiums") in the RMF-4 Zone -- 36-38 Triangle St. (#J15032 & #J15239) - SE #738.

OLD BUSINESS FOR DISCUSSION & POSSIBLE ACTION

- 1) Cotswald of Danbury -- Application for Special Exception/Site Plan Approval to allow cluster development ("Heatherwood Acres") in the RA-20 Zone -- Padanaram Rd. (#F07052) -- SE #735.
- 2) Lemle Danbury LLC - Application for Special Exception/Revised Site Plan Approval for Conversion of Professional Office Space to Medical Office Space in the CA-80 Zone - "One Plaza West", 100 Mill Plain Rd. (#C14058) - SE #728.

REFERRALS

- 1) 8-3a Referral -- Petition of J.A.R. Associates to Amend Sec. 5.A.4.f. of the Zoning Regulations. (Amend "specific use regulations" for retail sale of granite, marble, tile and similar stone material for building construction or renovation in CG-20 zone.) *Zoning Commission public hearing scheduled for September 23, 2014.*
- 2) 8-3a Referral -- Petition of Dev Patel to Amend Sec(s). 5.F.2.b. & 5.F.5.c. of the Zoning Regulations. (Add "Hookah Bars" [& conditions] as a Special Exception use in the C-CBD Zone). *Zoning Commission public hearing scheduled for September 23, 2014.*
- 3) 8-24 Referral/September 2014 City Council Agenda Item #6 -- Lease of Café at Library Innovation Center.

- 4) 8-24 Referral/September 2014 City Council Agenda Item #7 -- Renewal of Previously Approved Sewer and Water Extensions for 1 Kennedy Ave.
- 5) 8-24 Referral/September 2014 City Council Agenda Item #8 -- Conveyance of Waterline Easement from Danbury Hospital.
- 6) 8-24 Referral/September 2014 City Council Agenda Item #9 -- **Acceptance of Sidewalk Easements at 5 Mountainview Terr. & 108 Newtown Rd.**

FOR REFERENCE ONLY

- 1) Elan Kennedy Flats LLC as Contract Purchaser - Application for Floodplain Permit for Kennedy Flats, 1 Kennedy Ave. & 10 Rose St. (#H14356, #H13256-1 & #H13289) -- Revised Site Plan for SE #642.

ADJOURNMENT