



**CITY OF DANBURY**  
155 DEER HILL AVENUE  
DANBURY, CONNECTICUT 06810

PLANNING COMMISSION  
www.danbury-ct.gov

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

**AGENDA – MEETING**  
**WEB-BASED MEETING HOSTED ON ZOOM**  
**APRIL 20, 2022**  
**7:30 PM**

Public Participation Instructions on Page 2 of this Agenda  
To view livestream on Danbury CT Planning & Zoning YouTube Channel click on  
<https://www.youtube.com/channel/UC59LEpmvEgAN4B3EAyXEVTQ>

*To view application materials, click on links below the agenda item.*

ROLL CALL:

ACCEPTANCE OF MINUTES: April 6, 2022.

*Click on link for [April 6, 2022 minutes](#).*

THE NEXT REGULAR MEETING IS SCHEDULED FOR MAY 4, 2022 AT 7:30 PM.

PUBLIC HEARING:

*Click on link for [Public Hearing Legal Notice](#).*

- 1) 100 Mill Plain Investors LLC – Application for Revised Special Exception/Revised Site Plan Approval for Conversion of Professional Office Space to Medical Office Space (Dr. Shweta, DDS) in the CA-80 Zone – 100 Mill Plain Road (C14058) – SE #728.

*Click on link for*  
[Special Exception/Site Plan Applications](#)  
[Site Plan](#)  
[Staff Report](#).

- 2) Laurel Draper - Application for Special Exception/Site Plan Approval for Self Storage (“Modern Self Storage”) in the IL-40 Zone - 12 Great Pasture Road (L16010) – SE #782.

*Click on link for*

[Special Exception/Site Plan Applications.](#)

[Map Set.](#)

[Request to Incorporate Record from Previous Public Hearing.](#)

[Response letters from Michael Mazzucco PE.](#)

[Departmental Staff Reports.](#)

CONTINUATION OF PUBLIC HEARING: None.

OLD BUSINESS FOR DISCUSSION AND POSSIBLE ACTION:

- 1) Barbara, Samuel L., Joseph V., & Angelo P. Jr. Scalzo Jr.- Application for Special Exception/Revised Site Plan Approval for Use Generating Over 500 Vehicle Trips Per Day (Grocery Store) in the C-CBD Zone - 33 Crosby St (I13048) in the C-CBD Zone – SE #786.

*Click on link for [Draft Resolution of Approval.](#)*

REFERRAL:

- 1) 8-24 Referral – April 2022 City Council Agenda Item #13: Request for Sewer Extension for 43, 45A, 45B, 47, & 49 Miry Brook Road (F19008, F19059, F19006, F19005, & F19004).

*Click on link for Planning Department Staff Report. [Link not activated yet.](#)*

NEW BUSINESS:

- 1) 95 Mill Plain Road LLC – Application for Special Exception/Site Plan Approval for Self Service Storage (Diamond Point Development) in the CA-80 Zone – 95 Mill Plain Road (C14003) – SE #787. *Public hearing scheduled for June 1, 2022.*

CORRESPONDENCE: None.

OTHER MATTERS:

FOR REFERENCE ONLY:

- 1) Pioneer Realty LLC – Application for Special Exception/Site Plan Approval for (1) Use Generating Over 500 Vehicle Trips Per Day & (2) Sale or Rental of Automobiles and Trucks In Accordance with Section 6.a.5.g. of the Zoning Regulations (Curry Automotive) in the IL-40 Zone - 1 & 15 Miry Brook Road (G18007 & G18026) – SE #785. *Public hearing scheduled for May 4, 2022.*

- 2) Laurel Draper – Application for Floodplain Permit for “Modern Self Storage”, 12 Great Pasture Road (L16010) – SE #782.
- 3) Real Time Capital Properties LLC – Application for Revised Floodplain Permit for “Safe & Sound Storage”, 18 Great Pasture Road (L15008-009) – SE #769.
- 4) DC-7 Properties LLC – Application for Revised Floodplain Permit for “Superior Products Distributors Inc.”, 42 Kenosia Avenue (E17086) – SE 641.

## ADJOURNMENT

### **PUBLIC PARTICIPATION INSTRUCTIONS:**

**NOTE:** This meeting starts at 7:30 PM (US and Canada), PLEASE feel free to join early after 7:00 PM to test the audio and video connection.

Topic: Planning Commission Meeting

Time: Wednesday, April 20, 2022 @ 7:00 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/88180429121?pwd=aDlwZ1pvUkNTRkU2QlB3RGpvOVRWUT09>

Meeting ID: 881 8042 9121

Passcode: 115039

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Also See Virtual Meeting Instructions on Planning Commission webpage.