



CITY OF DANBURY

155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

ZONING COMMISSION
www.danbury-ct.gov

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

AGENDA - REGULAR MEETING
WEB-BASED MEETING HOSTED ON ZOOM
SEPTEMBER 27, 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:

THE NEXT REGULAR MEETING IS SCHEDULED FOR OCTOBER 11, 2022.

PLEDGE OF ALLEGIANCE:

ACCEPTANCE OF MINUTES: September 13, 2022.

Click on link for [September 13, 2022 minutes.](#)

PUBLIC HEARING

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

- 1) Petition of D & B Wellness LLC d/b/a The Botanist to Amend Section 3.C.4.e.(6)(d) of the Zoning Regulations. (Change Distance Measurement from Residential Zone Boundary for Cannabis Hybrid Retailers and Cannabis Retailers.)

Click on link for:

[Petition with proposed amendment language.](#)

[Planning Department Staff report.](#)

[8-3a \(Planning Commission\) recommendation.](#)

CONTINUATION OF PUBLIC HEARING: None.

OLD BUSINESS FOR DISCUSSION AND POSSIBLE ACTION:

NEW BUSINESS:

- 1) Petition of Fairway Asset Management II LLC to Amend the Master Plan for The Reserve to Remove Phase 10. *Public hearing date to be determined.*
- 2) Petition of Fairway Asset Management II LLC, Reserve Road (C16046) for Change of Zone from PND to IL-40. *Public hearing date to be determined.*

CORRESPONDENCE: None.

OTHER MATTERS:

FOR REFERENCE ONLY:

- 1) Petition of Delaware MMP Realty LLC (property owner)/City of Danbury, 40 Apple Ridge Road (E17061 & E17061-1) for Change of Zone from IL-40 to RA-40. *Public hearing scheduled for October 25, 2022.*
- 2) Petition of Evelyn L Wells Trustee, et al./Manuel Andrade for Tiesto Restaurant, 215-219 Main Street (I14230) for Special Permit for Café Liquor License in the C-CBD Zone. *Public hearing scheduled for October 25, 2022.*

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: Zoning Commission Meeting

Time: Tuesday, September 27, 2022 @7:30 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/82503462167?pwd=RkRoV0NtdWh2WmxhdmtQc3ZHSitrZz09>

Meeting ID: 825 0346 2167

Passcode: 493441

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Also see Virtual Meeting Instructions on the Zoning Commission webpage.