



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
OCTOBER 13, 2020
7:30 PM

PUBLIC PARTICIPATION INSTRUCTIONS START 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 27, 2020.

ACCEPTANCE OF MINUTES: September 8, 2020.

[Click on link for Draft Meeting Minutes](#)

PUBLIC HEARINGS:

- 1) Petition of Encompass Health to Amend Sections 2.B. & 4.H.2.b.(3)(iii) of the Zoning Regulations. (Add "Physical Medical Facility, in-patient" to the PND zone)

Click on link for:

[Encompass Amendment Petition](#)

[Encompass Amendment Staff Report](#)

[8-3a Referral - Encompass Amendment](#)

[WestCOG Response - Encompass Amendment](#)

- 2) Petition of Fairway Asset Management II, LLC, 18.22 acres on Reserve Road (C16046) & 1.345 acres to the center of the adjacent right-of-way (total of 19.565 acres) for a Change of Zone from PND to IL-40.

Click on link for:

[Fairway Asset Zone Change Petition](#)

[Fairway Asset Zone Change Maps](#)

[Fairway Asset Zone Change Staff Report](#)

[8-3a Referral-Fairway Asset Zone Change-TABLED AT REQUEST OF APPLICANTS](#)
ATTORNEY

[WestCOG Response - Fairway Asset Zone Change](#)

- 3) Petition of City Center Developers/Los Rivera's Caffè, 1 Ives Street (I14262) for Special Permit for Restaurant Liquor license.

*Click on link for
[Los Rivera's Caffè special permit petition
1 Ives St 2006 approval documents](#)*

CONTINUATION OF PUBLIC HEARING: None.

OLD BUSINESS:

NEW BUSINESS:

- 1) Petition of 56 Padanaram Road LLC & Fiesta's Deli for Special Permit for Restaurant Beer & Wine License, 56 Padanaram Road (I10978). *Public hearing scheduled for October 27, 2020.*
- 2) Petition of the City of Danbury by Sharon B. Calitro, Planning Director to Amend Sections 2.B. & 6.A.5.d. of the Zoning Regulations. (Amend definition of "Continuing care facility" and delete independent units in said facilities in the IL-40 zone) *Public hearing scheduled for November 24, 2020.*

CORRESPONDENCE: None.

OTHER MATTERS:

FOR REFERENCE ONLY:

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: Oct 13, 2020 07:00 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/86711299135?pwd=SW5teDZTVVpmMGcvU1ZiOFJaTTR4UT09>

Meeting ID: 867 1129 9135

Passcode: 221911

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- +1 301 715 8592 US (Germantown)
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- +1 669 900 6833 US (San Jose)
- +1 253 215 8782 US (Tacoma)
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Meeting ID: 867 1129 9135

Passcode: 221911

Find your local number: <https://us02web.zoom.us/j/kdVlEVMDX8>

See Also Virtual Meeting Instructions on Zoning Commission webpage.