



CITY OF DANBURY
155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

PLANNING COMMISSION
www.danbury-ct.gov

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

(REVISED) AGENDA – **SPECIAL** MEETING
WEB BASED MEETING HOSTED ON ZOOM
THURSDAY, JANUARY 7, 2021
7:30 P.M.

Public Participation Instructions on Page 3 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: November 18, 2020 & December 16, 2020.

Click on links below for
[December 2, 2020 minutes](#)
[December 16, 2020 minutes](#)

THE NEXT REGULAR MEETING IS SCHEDULED FOR JANUARY 20, 2021.

OTHER MATTERS:

1) Annual Election of Chairman and Vice-Chairman.

PUBLIC HEARINGS: None.

CONTINUATION OF PUBLIC HEARING:

THE APPLICANT'S ATTORNEY HAS REQUESTED THIS HEARING BE CONTINUED UNTIL THE NEXT REGULAR MEETING.

1) JAR Associates LLC/D & B Wellness LLC – Application for Special Exception/Revised Site Plan Approval for a Medical Marijuana Dispensing Facility in the CA-80 Zone – 105 Mill Plain Road (C14063) – SE #779.

OLD BUSINESS FOR DISCUSSION AND POSSIBLE ACTION:

- 1) Danbury Mall, LLC – Application for Revised Special Exception/Revised Site Plan Approval to amend previous approval for Trip Generation over 500 Vehicle Trips Per Day and add Fast Food Restaurant with Drive Thru Use to previously approved Restaurant (Shake Shack) in the CG-20 Zone - 7 Backus Ave. (F17002, F16014, F16015, F17014, & F17015) – SE #771.

[Click on link for draft resolution.](#)

- 2) Danbury Mall, LLC – Application for Revised Floodplain Permit for 7 Backus Ave. (F17002, F16014, F16015, F17014, & F17015) – Revised Site Plan for SE #771.

[Click on link for draft approval.](#)

- 3) DXR Corp./Waterworks - Application for Revised Floodplain Permit for 60 Backus Avenue (E18015) – Revised Site Plan #97-22.

[Click on link for draft approval.](#)

REFERRALS:

- 1) 8-3a Referral - Petition of BRT Sconset LLC to Amend Section 4.A.6. of the Zoning Regulations. (Add Active Adult Cluster Development to the RA-20 & RA-40 Zones.) *Public hearing scheduled for February 23, 2021. THIS DATE IS SUBJECT TO CHANGE DEPENDING ON CIRCUMSTANCES RELATED TO COVID-19. This will be discussed at a future meeting.*

NEW BUSINESS: None.

CORRESPONDENCE:

- 1) Letter from Pondview Development LLC - Request for one year extension on Subdivision Approval and Permit to Construct Roadways – SUB 14-01, Pondview Estates, 97 King St.

[Click on link for Pondview Development letter.](#)

FOR REFERENCE ONLY:

- 1) City of Danbury Westside Fire Station #26 - Application for Revised Floodplain Permit for 75 Kenosia Avenue (Portion of G18001) – Revised Site Plan #06-07.
- 2) Newtown Road LLC/Maria & Manuel Andre, Manuel Neves Gouveia Marques, & Antonio Mendes Gouveia Marques – Application for Special Exception/Site Plan Approval for Child Day Care Center in the CG-20/RA-8 Zone – 36 Newtown Road, 40 & 42 Newtown Road,

Whitney Avenue (K13188, K13190 & K12255, & K12254) – SE 780. *Public hearing scheduled for January 20, 2021.*

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: THURSDAY, January 7, 2021 07:00 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/89434480167?pwd=U1g3NFJ4bnRjWW5SRFV4UnZMMkZDUT09>

Meeting ID: 894 3448 0167

Passcode: 670417

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Dial by your location

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+1 346 248 7799 US (Houston)

+1 669 900 6833 US (San Jose)

Meeting ID: 894 3448 0167

Passcode: 670417

Find your local number: <https://us02web.zoom.us/u/kSrWCsZ1c>

See Also Virtual Meeting Instructions on Planning Commission webpage.