



**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**  
**NOVEMBER 23, 2021**  
**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 DECEMBER 14, 2021.

**PLEDGE OF ALLEGIANCE:**

**ACCEPTANCE OF MINUTES:** November 9, 2021 & November 16, 2021

*Click on link for November 9, 2021. Link not activated yet.*

*Click on link for November 16, 2021 Link not activated yet.*

**PUBLIC HEARING:** None.

**CONTINUATION OF PUBLIC HEARING:**

- 1) Petition of 3 Lake Avenue Extension LLC to Amend Sections 2.B., 5.B.2.b.(19), and 5.B.5.g. of the Zoning Regulations. [Amendments to existing definitions, defining a new use (“transitional shelter for the homeless”), & adding this new use as a special exception use to the CA-80 zone.]

**OLD BUSINESS:**

**NEW BUSINESS:**

- 1) Petition of SC Ridge Owner LLC to Amend the Master Plan Approved June 23, 2020 and Amended May 11, 2021. *Public hearing scheduled for January 11, 2022.*

- 2) Application of Giuseppe, Angelo, & Victor DeSimone (property owners) for Blasius Auto, 16 Walnut Street (I11051, I11052, I11053, & I11054) for a Certificate of Location Approval for a Motor Vehicle Used Car Dealer's License in the CG-20 Zone. *Public hearing date to be determined.*

CORRESPONDENCE:

- 1) Meeting Schedule for 2022.

OTHER MATTERS:

FOR REFERENCE ONLY:

- 1) Petition of the City of Danbury by Sharon B. Calitro, Planning Director to Amend Sections 3.C., 10.B.2. & 10.C.4.(a)(2) of the Zoning Regulations. (Amendments pursuant to Public Act 21-29: Opt out of Parking Requirements, Amend Zoning Permit Fee Schedule to Add Provision Authorizing Charging of Fee for Expert Consultant, and Amend Language in Additional Requirements for Approval of Special Exceptions and Special Permits relative to use of the word "character") *Public hearing scheduled for December 14, 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: Zoning Commission Meeting

Time: Tuesday, November 23, 2021 @ 7:00 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/86476079360?pwd=QThqV25NZUtNQnM1YlVZUDYyS3hiZz09>

Meeting ID: 864 7607 9360

Passcode: 274764

One tap mobile

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+19294362866,,86476079360#,,,,\*274764# US (New York)

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+1 301 715 8592 US (Washington DC)

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+1 669 900 6833 US (San Jose)

+1 253 215 8782 US (Tacoma)

Meeting ID: 864 7607 9360

Passcode: 274764

Find your local number: <https://us02web.zoom.us/j/86476079360>

*Also see Virtual Meeting Instructions on the Zoning Commission webpage.*