

Planning & Zoning Commission

City of Norwalk, Connecticut

Regular Meeting Agenda

Wednesday, November 6, 2024, at 6:00pm

Virtually via Zoom teleconference at: <https://norwalkct-org.zoom.us/j/82955531430>

Public Participation instructions below!

I. CALL TO ORDER

II. ROLL CALL & SEATING OF MEMBERS

III. REVIEW & ACTION ON APPLICATIONS

- a. #2024-53 SPR – Jona Godoi – 3 Raymond Terrace (District 3, Block 13, Lot 48) – Site plan review for detached accessory dwelling unit within existing garage – Report & recommended action
- b. #2024-61 – On Point Archery – 170 Main Street (District 1, Block 91, Lot 1) – Proposed Commercial Recreation use within existing building – Report & recommended action
- c. #2024-48 SPR/CAM – 153 East Avenue LLC – 153 East Avenue (District 1, Block 52, Lot 34) – Coastal site plan review to convert the second and third floor use of an existing office building to 18 dwelling units – Report & recommended action
- d. #2024-51 SP – MPAS Moving CT LLC – 215 Dr. Martin Luther King Jr. Boulevard (District 5, Block 82, Lot 249) – Special permit for a commercial vehicle storage yard use – Report & recommended action
- e. #2024-32 SP – Angela Valenton – 5 Blackberry Lane (District 5, Block 45, Lot 134) – Special permit for a rest home use – Preliminary review

IV. DISCUSSION

- a. Zoning Regulations Revisions per Staff Recommendations
- b. 2025 Meeting Calendar

V. COMMENTS OF DIRECTOR

VI. COMMENTS OF COMMISSIONERS

VII. ADJOURNMENT

Meeting materials can be found at the following link(s):

- 3 Raymond Terrace: <https://norwalkct.gov/3619/3-Raymond-Terrace>
- 153 East Avenue: <https://norwalkct.gov/3614/153-East-Avenue---2024-48-CAM-SPR>
- 215 Dr. Martin Luther King Jr. Boulevard: <https://norwalkct.gov/3615/215-Martin-Luther-King-Jr-Drive>
- 5 Blackberry Lane: <https://norwalkct.gov/3572/5-Blackberry-Lane>
- Zoning Regulations Revisions: <https://norwalkct.gov/3607/Zoning-Regulation-Updates>

Upcoming Meetings

Planning & Zoning Commission – Regular Meeting – November 20, 2024, at 6:00pm

Planning & Zoning Commission – Regular Meeting – December 4, 2024, at 6:00pm

To allow Public Access, anyone may attend in-person or access this meeting by telephone, Zoom, and/or the City of Norwalk YouTube Channel. Specific instructions and links can be found at: www.norwalkct.org/meetings

Members of the public who wish to provide “live comments” will need to use the Zoom meeting platform or call in using the **Telephone access** numbers provided at the end of this document. All participants will be muted upon entering the meeting. To speak, click the “raise your hand” indicator if you are using Zoom or dial *9 if you are using a telephone, and you will be called by the host of the meeting during the public comment portion of the meeting. Please find the Zoom meeting link and telephone access information below or by using www.norwalkct.org/meetings.

Members of the public who wish to view the meeting, but are not participating, may be able to view a live stream on the City of Norwalk YouTube channel. This stream is delayed by approximately 20 seconds. Please find information using the link above. The meeting recording and minutes will be posted on the City of Norwalk website within seven (7) days after the meeting. **Please note that due to scheduling conflicts, it is not guaranteed that a live YouTube stream will be available for this meeting. Please use the Zoom link provided at www.norwalkct.org/meetings or via the link below if no YouTube stream is available at the meeting start time.**

Members of the public who wish to provide public comment are encouraged to submit those via email in advance of the meeting. For these comments to be included as part of the record, they must be submitted at least three (3) hours in advance of the meeting start time. Please email Steve Kleppin, Director of Planning & Zoning, at skleppin@norwalkct.gov to provide written public comment prior to the meeting.

Telephone access

- Dial: (646) 558-8656
- Enter webinar ID: 829 5553 1430

The Public may participate virtually using this link: <https://norwalkct-org.zoom.us/j/82955531430>