

**AGENDA**  
**ZONING COMMISSION**  
**WEDNESDAY, JANUARY 18, 2017 - 7:00 P.M.**  
**COUNCIL CHAMBERS – THIRD FLOOR - CITY HALL - 125 EAST AVE – NORWALK, CT**

**I. CALL TO ORDER**

**II. ROLL CALL**

**III. PUBLIC HEARINGS**

- a. #9-16SPR/#33-16CAM – King Industries – 1 Jennings Place – 15,000 square foot building for Maritime Rowing Club
- b. #9-16R – Zoning Commission – Proposed amendment to Section 118-1110 Coastal Zone regarding vegetated buffers from the Coastal Jurisdiction Line for properties in the Coastal Zone

**IV. REPORT OF PLAN REVIEW COMMITTEE**

- a. Action on Item III. a.
- b. #14-15SP – 150/166/170 Glover, LLC – 150 Glover Avenue – Grist Mill Village Bldg A - 235 unit Commercial PRD - Request for 1 year extension of approval time - Report & recommended action
- c. #15-15SP – 150/166/170 Glover, LLC – 166 Glover Avenue – Grist Mill Village Bldg B - 230 unit Commercial PRD - Request for 1 year extension of approval time - Report & recommended action
- d. #16-15SP – 150/166/170 Glover, LLC – 170 Glover Avenue – Grist Mill Village Bldg C - 250 unit Commercial PRD - Request for 1 year extension of approval time - Report & recommended action
- e. #7-15SPR/#20-15CAM - Highpointe Holding LLC – 74-88 Main St/6-8 North Av/37-45 High St – Highpointe West: 6 story mixed use development w/ 212 units & 14,250 sf retail - Request for 1 yr ext of time - Report & recommended action
- f. #8-15SPR - Highpointe Holding LLC – 42-48 High St – Highpointe East: 6 sty mixed use development w/66 units & 4,320 sf retail - Request for 1 year extension of approval time - Rpt & recommended action
- g. #8-14SPR/#9-14CAM – NW MFP Norwalk Town Ctr. II, LLC - 17 Butler/467 West Av - Waypointe South Block – 7 sty mixed use develop w/526 seat iPic theater, 46,866 sf retail, 6,604 sf restaurant, 4,428 sf office, 80 units & bowling alley – 1 yr ext of approval time - Rpt & recommended action
- h. #18-15SP – NW MFP Norwalk Town Ctr. II, LLC - 17 Butler/467 West Av - Waypointe South Block – 16 lane bowling alley - Request for 1 year extension of approval time - Report & recommended action
- i. #5-15SP – Special Properties II LLC – 440 Newtown Av/78 Cranbury Rd - 15 unit conservation development - Request for 1 year extension of approval time
- j. #15-11CAM – Hey 19, LLC – 41 North Main St – Restaurant use - Request for release of maintenance surety - Report & recommended action
- k. #34-16CAM – P. Gill - 10 Gregory Boulevard - Conversion of SFR to two family residence - Report & recommended action

**V. REPORT OF ZONING COMMITTEE**

- a. Action on Item III. b.
- b. #8-16R – V. Penna Sr. – Proposed amendments to Section 118-100 to revise the definition for Public utility supply or storage facility and to amend special permit criteria for such uses when located in AAA Residence zones - Report & recommended action
- c. #12-16SP – V. Penna Sr. – 284 New Canaan Avenue – Special permit to reuse former Armory Building for a public utility storage facility owned by an independent entity - Report & recommended action

*Note: Action on zoning amendment must precede action on related special permit application.*

**VI. APPROVAL OF MINUTES:** December 14, 2016

**VII. COMMENTS OF DIRECTOR**

**VIII. COMMENTS OF COMMISSIONERS**

**IX. ADJOURNMENT**

**X. FUTURE MEETINGS**

Plan Review Committee Thursday, February 9, 2017 - 7:00 PM – **Community Room – 1st Floor** - City Hall

Zoning Committee Thursday, February 9, 2017 - 7:30 PM - **Community Room – 1st Floor** - City Hall

Zoning Commission Wednesday, February 15, 2017 - 7:00 PM Council Chambers - Third Floor City Hall