

AGENDA
ZONING COMMISSION
THURSDAY, JANUARY 2, 2020 - 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. #5-19SP – First Taxing District Water Department – 173 ½ West Rocks Road – New 500,000 gallon water tank as replacement for existing 100,000 gallon tank
- b. #6-19SPR/#10-19CAM – 25 Van Zant Street Condominium, Inc. (Workforce Training Center) – 25 Van Zant St - Proposed site plan for 200,000 sf Workforce Training Ctr with 235 pkg sp - *Hearing continued from Oct 16, 2019*
- c. #6-19R – 25 Van Zant Street Condominium, Inc. (Workforce Training Center) – Proposed amendments to permit colleges, universities, and schools, including business and trade schools as a principal use in Industrial #1 zone – *Hearing continued from Oct 16, 2019*

IV. REVIEW AND ACTION ON PENDING APPLICATIONS

- a. Action on Items III. a., b. and c.
- b. #9-19SPR – G-Bev, LLC – 556 Westport Ave – Proposed 6,000 sf brewpub – Report & recommended action

V. REVIEW AND ACTION ON NEW APPLICATIONS

- a. #10-19R/#6-19SP – St. George Greek Orthodox Church – 238 West Rocks Rd - Proposed amendments to allow child day-care centers by Special Permit in existing place of worship accessory buildings in AAA Residence zones and special permit for new child day-care center in an existing accessory building – Preliminary review
- b. #8-19SPR/#13-19CAM – Leonard St Associates – 9-13 Leonard St – 26 dwelling units – Final review prior to public hearing
- c. #9-19SP – BajaZen – 323 Strawberry Hill Ave – Proposed candle and skincare manufacturing use within existing building – Preliminary review & schedule public hearing

VI. DISCUSSION OF ZONING REGULATIONS

VII. APPROVAL OF MINUTES: December 11, 2019 & December 11 Joint Special meeting

VIII. COMMENTS OF DIRECTOR

IX. COMMENTS OF COMMISSIONERS

X. ADJOURNMENT

XI. FUTURE MEETINGS

Zoning Commission Wednesday, January 15, 2020 - 7:00 PM – **Council Chambers - Third Floor** – City Hall

Zoning Commission Thursday, February 6, 2020 - 7:00 PM – **Council Chambers - Third Floor** - City Hall



Assisted Listening Devices Available