



SPECIAL MEETING – PLANNING AND ZONING COMMISSION AGENDA

**JUNE 17, 2026, 8:00 PM
BY ZOOM VIRTUAL MEETING**

To allow public access, anyone may access a meeting by telephone and/or Zoom, or a recording in the City of Norwalk YouTube channel. Specific instructions and links can be found at norwalkct.gov/meetings.



Members of the public may call in to participate. Callers will not be able to see the meeting participants. All participants will be muted upon entering the meeting. To speak, dial *9 on the phone and you will be called on by the host of the meeting during the public comment section. All speakers must state their name and address. Comments must be on a topic on the agenda, and are limited to three minutes. Anyone disrupting the orderly conduct of the meeting, including by using threatening, hateful, or sexually-explicit language, will be removed. Please find the information using the link above.



Members of the public who wish to provide "live comments" may also use the Zoom meeting platform. All participants will be muted upon entering the meeting. To speak, click the "raise your hand indicator" and you will be called by the host of the meeting during the public comment section. All speakers must state their name and address. Comments must be on a topic on the agenda. Anyone disrupting the orderly conduct of the meeting, including by using threatening, hateful, or sexually-explicit language, will be removed. Please find the information using the link above.



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 into the record, they must be submitted by 12:00 p.m. the day of the meeting. Please email Steve Kleppin, Director of Planning & Zoning, at skleppin@norwalkct.gov with the subject line "Public Comment" to provide written public comment prior to the meeting.

- I. **CALL TO ORDER**
- II. **ROLL CALL AND SEATING OF ALTERNATES**
- III. **PUBLIC HEARINGS**
 - A. **#2026-39SP – 200 Connecticut Ave, LLC – 200 Connecticut Avenue (District: 5, Block 64, Lot 42) – Proposed car rental agency within existing garage - Public hearing, report & recommended action**
 - B. **#2026-31 R – City of Norwalk – Zoning Regulation Text Amendment to Articles 4 and 9 relating to fee-in-lieu of public realm, screening of parking, and the definition of "Dwelling Unit" - Public hearing, report & recommended action**
 - C. **#2026-38 R – City of Norwalk – Zoning Regulation Text Amendments to Articles 4 and 9 relating to minimum parking requirements, non-exempt parking area, fee-in-**

lieu of parking, and the creation of a definition for “Parking Needs Assessment” -
Public hearing, report & recommended action

D.

#2021-29 CAM – 314 Wilson Avenue – Modification request to conditions of approval
to extend operating hours of previously approved coastal site plan for restaurant
use (beer garden) - Public hearing, report & recommended action

IV. ACCEPTANCE OF MINUTES

A. Regular Meeting: June 3, 2026

V. COMMENTS OF DIRECTOR

VI. COMMENTS OF COMMISSIONERS

VII. ADJOURNMENT

UPCOMING MEETINGS

June 24, 2026 Special Meeting July 1, 2026, Regular Meeting