

# CITY OF STAMFORD

MAYOR  
*DAVID MARTIN*

DIRECTOR OF OPERATIONS  
*MARK McGRATH*  
Email: MMcGrath1@StamfordCT.gov



CITY ENGINEER  
*LOUIS CASOLO, JR., P.E.*  
Email: lcasolo@stamfordct.gov

## INTEROFFICE MEMORANDUM

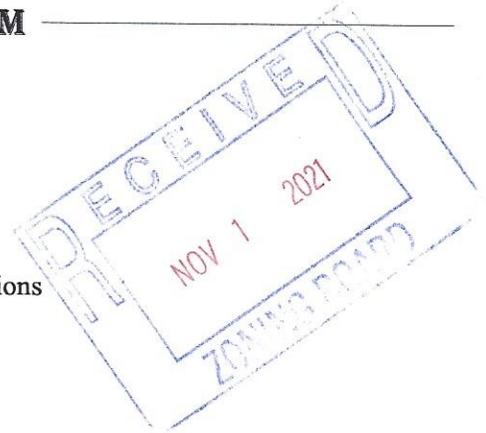
October 29, 2021

To: Vineeta Mathur Associate Planner

From: Susan Kisken P.E. - Coordinator of Site Plan Reviews and Inspections

**Subject:**

**650 West Avenue - West Avenue Industrial, LLC  
Zoning Application No. 221-26**



The Engineering Bureau has reviewed an application for Site and Architectural Plans and/or Requested Use and Special Permit for the construction of a new building to be used as a flex industrial space and associated offices. The Engineering Bureau has reviewed the following documents:

- Stormwater Management Report Prepared For: Proposed Industrial Redevelopment 419 & 650 West Avenue Stamford, Connecticut, dated September 3, 2021, prepared by LandTech.
- ALTA / NSPS Land Title Survey Property and Topographic Survey 419 & 650 West Avenue prepared for West Avenue Industrial, LLC Stamford, Connecticut, dated June 3, 2021, prepared by William W, Seymour & Associates, P.C.
- Site Improvement Plans for a Proposed Industrial Warehouse 419 & 650 West Avenue Stamford, Connecticut Fairfield County, dated 9/3/2021, prepared by LandTech
- Architectural Plan set, 419 & 650 West Avenue Stamford, CT, revised thru 8/20/2021, prepared by James Schettino Architects
- Zoning Application package, dated 9/3/2021, prepared by Carmody, Torrance, Sandak, Hennessey LLP
- Traffic Evaluation, dated August 31, 2021 prepared by SLR
- Landscape Plan, dated 9/3/2021, prepared by Environmental Land Solutions, LLC

The engineer of record has stated, "Based on the above information, the proposed improvements are deigned in accordance with the City of Stamford Stormwater Drainage Manual and will not adversely impact adjacent or downstream properties or City-owned drainage facilities."

The Engineering Bureau offers the following PRELIMINARY comments to be address by an engineer licensed in the State of Connecticut:

- 1) There appears to be a brick patio encroaching into the Conservation Easement Area. Is this patio permitted or will it be removed?
- 2) Confirm that maintenance and reporting for the existing dam are current.
- 3) Provide standard City of Stamford notes on drawings.
- 4) Provide operations and maintenance schedule for the stormwater management on the plans.
- 5) Provide inspection ports for the infiltration system.
- 6) Provide oil separator to treat the westerly parking area. Refer to page 6 of the City of Stamford Stormwater Drainage Manual.
- 7) Is there an opportunity to cool the roof runoff prior to discharge?
- 8) Stormwater shall not discharge into a catch basin. (catch basin south of the existing outfall)
- 9) Do the existing outlets require any upgrades or enhancements?
- 10) Provide existing and proposed flows for the 50 year storm event.
- 11) Identify the type of deep testing. Does it comply with the methods outlined in the City of Stamford Stormwater Drainage Manual? Have the underlying soils been tested for their infiltration rates?
- 12) There shall be zero increase in flows for all storms up to the 50 year storm event.
- 13) Provide a table comparing existing and proposed flows for the two drainage basins, 1(South) and 2 (West).
- 14) Provide drawdown calculations. Does the infiltration system empty within 72 hours?
- 15) Provide pipe conveyance calculations.
- 16) Provide specification for granular backfill for over excavated infiltration system.
- 17) Model identifies a 6 foot weir for the control structure in the report, yet detail identifies a 4 foot diameter manhole. Clarify detail on C-5.2.
- 18) Provide the results of the Deep Test Holes (DTH) on the plans.
- 19) Correct information on the plan for the control structure, OCS-1.
- 20) Provide information for the manhole located downstream of the control structure..
- 21) Is the asphalt thickness for driveway adequate for truck traffic?
- 22) Provide a LID plan in accordance with the City of Stamford Stormwater Drainage Manual.
- 23) Clearly identify the decrease in DCIA on the DCIA form.

- 24) The WQV required for redevelopment is 1/2 WQV. How is this achieved? Refer to the first page in Appendix E of the Stormwater Management Report prepared for this development.
- 25) Infiltration systems shall be a minimum of one foot above any restrictive layer. If the stone below the system is used as storage that must also be a minimum of one foot above any restrictive later.
- 26) Provide Check List in accordance with the City of Stamford Stormwater Drainage Manual.
- 27) Clearly show all existing and proposed utilities including sizes of pipes.
- 28) Will any existing easements need to be modified? All easements shall be filed on the Stamford Land Records.
- 29) Will additional utilities need to be relocated such as the water? It appears the water was a looped system.
- 30) How will the existing utilities be protected during construction.
- 31) Confirm location of existing sanitary lateral serving 650 West Avenue. Clearly identify portion of sanitary sewer main to be abandoned and plugged.
- 32) Is the proposed location of the new sanitary acceptable to the utility companies having existing easements.
- 33) Existing catch basins to remain shall support 2 foot sumps and bell traps or be replaced.
- 34) Video tape all pipes to remain to confirm their conditions and if replacements are warranted.
- 35) All utilities shall be coordinated prior to the issuance of any Building Permit..
- 36) Provide larger scaled drawings.
- 37) The Engineering Bureau reserves the right to make additional comments.

Should you have any questions, please call me at 977-6165.

CC: Robert Pryor, PE

Reg. No. 229

# CITY OF STAMFORD

MAYOR  
*CAROLINE SIMMONS*



CITY ENGINEER  
*LOUIS CASOLO, JR., P.E.*  
Email: lcasolo@stamfordct.gov

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## INTEROFFICE MEMORANDUM

---

December 1, 2021

To: Vineeta Mathur Associate Planner

From: Susan Kiskin P.E. - Coordinator of Site Plan Reviews and Inspections

**Subject:**

**650 West Avenue - West Avenue Industrial, LLC  
Zoning Application No. 221-26**

The Engineering Bureau has reviewed an application for Site and Architectural Plans and/or Requested Use and Special Permit for the construction of a new building to be used as a flex industrial space and associated offices. The Engineering Bureau has reviewed the following documents:

- Stormwater Management Report Prepared For: Proposed Industrial Redevelopment 419 & 650 West Avenue Stamford, Connecticut, dated September 3, 2021, REVISED 11/29/2021, prepared by LandTech.
- ALTA / NSPS Land Title Survey Property and Topographic Survey 419 & 650 West Avenue prepared for West Avenue Industrial, LLC Stamford, Connecticut, dated June 3, 2021, prepared by William W, Seymour & Associates, P.C.
- Site Improvement Plans for a Proposed Industrial Warehouse 419 & 650 West Avenue Stamford, Connecticut Fairfield County, dated 9/3/2021, REVISED 11/29/2021, prepared by LandTech
- Architectural Plan set, 419 & 650 West Avenue Stamford, CT, revised thru 8/20/2021, prepared by James Schettino Architects
- Zoning Application package, dated 9/3/2021, prepared by Carmody, Torrance, Sandak, Hennessey LLP
- Traffic Evaluation, dated August 31, 2021 prepared by SLR
- Landscape Plan, dated 9/3/2021, prepared by Environmental Land Solutions, LLC

The engineer of record has stated, "Based on the above information, the proposed improvements are deigned in accordance with the City of Stamford Stormwater Drainage Manual and will not adversely impact adjacent or downstream properties or City-owned drainage facilities."

The engineer of record has addressed the majority of concerns of the Engineering Bureau. Some revisions will be required prior to the issuance of a Building Permit. The proposed improvements have been designed in accordance with the City of Stamford Stormwater Drainage Manual, therefore, the City of Stamford Engineering Bureau DOES NOT OBJECT to this application proceeding with the approval process with the following condition:

Prior to the issuance of a Building Permit, final construction drawings and drainage report shall be submitted to the Engineering Bureau for review and approval. At minimum, the following comments to be addressed by an engineer licensed in the State of Connecticut:

- 1) All existing storm pipes to remain shall be video taped to determine if replacement is warranted.
- 2) Confirm that maintenance and reporting for the existing dam are current.
- 3) Provide complete pipe conveyance calculations.
- 4) Infiltration systems shall be a minimum of one foot above any restrictive layer. If the stone below the system is used as storage that must also be a minimum of one foot above any restrictive later. Minor revisions are warranted.
- 5) Clearly show all existing and proposed utilities including sizes of pipes.
- 6) All easements shall be filed on the Stamford Land Records.
- 7) All utilities shall be coordinated prior to the issuance of any Building Permit.

Should you have any questions, please call me at 977-6165.

CC: Robert Pryor, PE

Reg. No. 256

**CITY OF  
STAMFORD**

MAYOR  
**DAVID MARTIN**

DIRECTOR OF OPERATIONS  
**Mark McGrath**  
Email:  
[mmcgrath@stamfordct.gov](mailto:mmcgrath@stamfordct.gov)



ACTING BUREAU CHIEF  
**FRANK W. PETISE, P.E.**  
Email: [fpetise@stamfordct.gov](mailto:fpetise@stamfordct.gov)

**OFFICE OF OPERATIONS  
TRANSPORTATION, TRAFFIC & PARKING**

Tel: (203) 977-5466/Fax: (203) 977-4004  
Government Center, 888 Washington Blvd., 7<sup>TH</sup> Floor, Stamford, CT 06901

**INTEROFFICE MEMORANDIUM**

**TO: Zoning Board Office**

**FROM: Frank W. Petise, P.E.  
Acting Bureau Chief**

**DATE: November 8, 2021**

**RE: Zoning Board Application 221-26**

Application #221-26

650 West Avenue  
West Avenue Industrial LLC

The Transportation, Traffic & Parking Department (TTP) has reviewed the following documents:

- Zoning Board application received September 16, 2021:
- Project Description;
- Traffic Impact Study prepared by SLR dated August 31, 2021;
- Site Development Plans prepared by Landtech dated July 2 2021 and revised October 10 2021; and,
- Architectural Plans prepared by James Schettino Architects, dated August 20 2020.

The Transportation, Traffic & Parking Department has reviewed this project and has worked with the project team on addressing the Departments comments. The below comments were sent to the project team on October 15, 2021 to which we received a response on October 27, 2021. The Department accepts the applicant's responses and will work on finalizing the plans through the building permit process. However, the Department requested an in-kind contribution for Traffic Signal Improvements to address safety concerns at the intersection of West Ave and Selleck St identified in the Applicant's Traffic Study (comment 22). The Applicant proposed to contribute \$10,000; however, the total cost of improvements is \$20,000 and the Department still requests an in-kind contribution for the work as per the original comments.

1. The applicant shall confirm the total available sidewalk width around the electric vehicle charging stations to ensure a uniform 5' sidewalk width. No wires shall be placed on the sidewalk in the walking path.
2. Per Section 12.L.2 (f): Charging spaces and reserved Parking Spaces for Electric Vehicles shall be conveniently located as closely as possible to the entrances of residential, office and other buildings. Applicant shall revise the locations of the electric vehicle charging parking spaces
3. Per Section 12.L.2 (e): For each charging space, there shall be one reserved Parking Space for Electric Vehicles only
4. Per Section 12.L.2 (l): The minimum width of a charging space shall be at least ten feet (10'), measured at right angles to the direction of the stall
5. Provide specifications for the Electric Vehicle Charging stations to ensure compliance with Section 12
6. Walkway access to the building shall have a minimum width of 5' without any obstructions. This may be accomplished by installing curb stoppers to prevent front/back fenders blocking the walkway access.
7. The applicant shall install a sidewalk connecting the site to the existing City-owned sidewalk on the west side of West Ave. This sidewalk shall proceed along the west side of the northern drive entrance and connect to a crosswalk across the proposed access drive on the northeast corner of the property. The receiving pedestrian ramp shall be re-angled to align with the crosswalk. The sidewalk shall be lit in a manner deemed sufficient by staff
8. The landscaping plan shall be revised to remove the tree labeled "QP" that is blocking the stop sign at the exit of the internal access drive on the northeast corner of the property. A street light should be added in the same location (however, it should not block the stop sign)
9. The existing site has speed humps and the applicant should identify locations to install speed humps on the site.
10. The site plan shall show the location of the stop bar and stop sign on the northern access drive existing onto West Ave with a 30' DYCL extension from the stop bar
11. The stop sign shall be aligned with the stop bar exiting the lower parking lot on the Southeast side of the site
12. The crosswalk on the SE side of the site shall have an ADA compliant ramp on the south side at the existing building labeled 650 West Ave
13. The sidewalk descending from the eastern parking lot to the northeast corner of the building shall not have any stairs and shall be graded properly for ADA access
14. There shall be no stairs up from the sidewalk to doorways along the building facade and shall be revised to be ramps
15. The parallel parking spaces along the east side of the building are too narrow and not compliant with the Section 12 Zoning regulations
16. Clarify and show the required accommodations and locations for the class A bike parking on the architectural plans.
17. Provide the specifications for the traffic signs in the details sheet

18. The department recommends the addition of more painted directional arrows on the site
19. What will be the pedestrian access ways between the existing "metal and glass building" and the proposed warehouse? Proper sidewalks and crosswalks should be added to the plans between these two buildings.
20. It is recommended that the existing parking spaces that will not be removed get repainted as part of the project
21. Truck templates depicts the difficulties in accessing the loading bays/docks. Truck operation may be safer if a few of the parking spaces are eliminated.
22. Based off of the Applicant's Traffic Impact Statement, there is a high percentage of rear-end crashes at the intersection of West Ave and Selleck St. The applicant shall contribute to the Transportation, Traffic & Parking Department a check for the amount to install retro-reflective traffic signal back plates and install new signal lamps on all signal heads at the above mentioned intersection. These improvements will improve the visibility of the signals, reducing rear end crashes. As part of any signal upgrades, AGPS push buttons will also need to be installed to be compliant with ADA, the cost of which shall be included in the check amount.
23. The other issue is who will be using this facility. If the facility is for Example Amazon, total characteristics of traffic and operation will be much different than what was analyzed and required. Can you please provide some insight on the proposed use of the building?

## **Briscoe, Tracy**

---

**From:** Mathur, Vineeta  
**Sent:** Monday, November 15, 2021 7:07 PM  
**To:** Zoning Board  
**Cc:** 'William J. Hennessey Jr.'; Rachel M. Breslin  
**Subject:** Fw: 650 West Avenue Application Referral

---

**From:** Petise, Frank  
**Sent:** Wednesday, November 10, 2021 12:58 PM  
**To:** 'Neil C. Olinski'; Buttenwieser, Luke  
**Cc:** William J. Hennessey Jr.; Mathur, Vineeta; Emily Foster  
**Subject:** RE: 650 West Avenue Application Referral

Hi Neil,

That sounds good to us. This email is confirmation that everything is satisfactory to TTP.

Thanks,  
Frank

**Frank W. Petise, P.E.**

*Acting Bureau Chief*  
City of Stamford  
Transportation, Traffic & Parking  
ph: 203-977-4124  
m: 475-359-1729  
[fpetise@stamfordct.gov](mailto:fpetise@stamfordct.gov)

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**From:** Neil C. Olinski [mailto:nolinski@slrconsulting.com]  
**Sent:** Wednesday, November 10, 2021 12:26 PM  
**To:** Petise, Frank; Buttenwieser, Luke  
**Cc:** William J. Hennessey Jr.; Mathur, Vineeta; Emily Foster  
**Subject:** RE: 650 West Avenue Application Referral

Hi Frank and Luke,

Emily is off through end of week, so I am following up. The Vaccaros have agreed to the \$20,000 contribution for the signal improvements. With this, please confirm that everything is satisfactory by TTP.

Thank you,

Neil



Neil C. Olinski, MS, PTP

Senior Transportation Planner

D 203-344-7957

O 203-344-7887

C 413-695-2985

E nolinski@slrconsulting.com

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195 Church Street, 7th Floor, New Haven, CT 06510



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**From:** Petise, Frank <FPetise@StamfordCT.gov>

**Sent:** November 08, 2021 12:05 PM

**To:** Emily Foster <efoster@slrconsulting.com>

**Cc:** William J. Hennessey Jr. <whennessey@carmodylaw.com>; Buttenwieser, Luke <LButtenwieser@StamfordCT.gov>;

Neil C. Olinski <nolinski@slrconsulting.com>; Mathur, Vineeta <VMathur@StamfordCT.gov>

**Subject:** RE: 650 West Avenue Application Referral

Hi Emily,

The memo we sent this morning included our original comments as well as an agreeance to your response to comments with the exception of the amount of the in kind contribution to the traffic signal improvements to address the safety concerns identified in the traffic study.

Thanks,  
Frank

**Frank W. Petise, P.E.**

*Acting Bureau Chief*

City of Stamford

Transportation, Traffic & Parking

ph: 203-977-4124

m: 475-359-1729

[fpetise@stamfordct.gov](mailto:fpetise@stamfordct.gov)

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**From:** Emily Foster [<mailto:efoster@slrconsulting.com>]

**Sent:** Monday, November 8, 2021 11:52 AM

**To:** Petise, Frank  
**Cc:** William J. Hennessey Jr.; Buttenwieser, Luke; Neil C. Olinski; Mathur, Vineeta  
**Subject:** FW: 650 West Avenue Application Referral

Frank,

Can you please confirm to Vineeta that our responses are satisfactory to TT&P.

Thank you!



Emily Foster, PE

Associate Transportation Engineer

D 203-344-7104

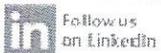
O 603-668-1654

C 781-264-6468

E [efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)

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---

**From:** Buttenwieser, Luke <[LButtenwieser@StamfordCT.gov](mailto:LButtenwieser@StamfordCT.gov)>

**Sent:** November 08, 2021 10:55 AM

**To:** Emily Foster <[efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)>

**Cc:** Petise, Frank <[FPetise@StamfordCT.gov](mailto:FPetise@StamfordCT.gov)>; Rob Pryor <[RPryor@landtechconsult.com](mailto:RPryor@landtechconsult.com)>; Poola, Mani <[MPoola@StamfordCT.gov](mailto:MPoola@StamfordCT.gov)>; William J. Hennessey Jr. <[whennessey@carmodylaw.com](mailto:whennessey@carmodylaw.com)>; Rachel M. Breslin <[RBreslin@carmodylaw.com](mailto:RBreslin@carmodylaw.com)>; Mathur, Vineeta <[VMathur@StamfordCT.gov](mailto:VMathur@StamfordCT.gov)>; Neil C. Olinski <[nolinski@slrconsulting.com](mailto:nolinski@slrconsulting.com)>

**Subject:** RE: 650 West Avenue Application Referral

Hi Emily,

I wrote up our comments in an official response letter and sent it to the Board Office as well as your response to our comments. Attaching it for your records.

Let us know if you have any questions. Thank you.

---

**From:** Emily Foster <[efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)>

**Sent:** Monday, November 8, 2021 9:07 AM

**To:** Buttenwieser, Luke <[LButtenwieser@StamfordCT.gov](mailto:LButtenwieser@StamfordCT.gov)>

**Cc:** Petise, Frank <[FPetise@StamfordCT.gov](mailto:FPetise@StamfordCT.gov)>; Rob Pryor <[RPryor@landtechconsult.com](mailto:RPryor@landtechconsult.com)>; Poola, Mani <[MPoola@StamfordCT.gov](mailto:MPoola@StamfordCT.gov)>; William J. Hennessey Jr. <[whennessey@carmodylaw.com](mailto:whennessey@carmodylaw.com)>; Rachel M. Breslin <[RBreslin@carmodylaw.com](mailto:RBreslin@carmodylaw.com)>; Mathur, Vineeta <[VMathur@StamfordCT.gov](mailto:VMathur@StamfordCT.gov)>; Neil C. Olinski <[nolinski@slrconsulting.com](mailto:nolinski@slrconsulting.com)>

**Subject:** RE: 650 West Avenue Application Referral

Hi Luke,

We are going before the Zoning Board on Monday, November 15.



Emily Foster, PE

Associate Transportation Engineer

D 203-344-7104

O 603-668-1654

C 781-264-6468

E [efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)

SLR International Corporation

195 Church Street, 7th Floor, New Haven, CT 06510



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**From:** Buttenwieser, Luke <[LButtenwieser@StamfordCT.gov](mailto:LButtenwieser@StamfordCT.gov)>

**Sent:** November 03, 2021 9:45 PM

**To:** Emily Foster <[efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)>

**Cc:** Petise, Frank <[FPetise@StamfordCT.gov](mailto:FPetise@StamfordCT.gov)>; Rob Pryor <[RPryor@landtechconsult.com](mailto:RPryor@landtechconsult.com)>; Poola, Mani <[MPoola@StamfordCT.gov](mailto:MPoola@StamfordCT.gov)>; William J. Hennessey Jr. <[whennessey@carمودylaw.com](mailto:whennessey@carمودylaw.com)>; Rachel M. Breslin <[RBreslin@carمودylaw.com](mailto:RBreslin@carمودylaw.com)>; Mathur, Vineeta <[VMathur@StamfordCT.gov](mailto:VMathur@StamfordCT.gov)>; Neil C. Olinski <[nolinski@slrconsulting.com](mailto:nolinski@slrconsulting.com)>

**Subject:** Re: 650 West Avenue Application Referral

Hi Emily,

Your responses are currently under review. Thank you for your patience.

What is your timeline for appearing before the ZB?

Luke Buttenwieser  
City of Stamford  
Transportation, Traffic & Parking  
888 Washington Blvd., 7<sup>th</sup> Floor  
Stamford, CT 06901  
Office: (203) 977-5675  
Cell: (203) 356-5789

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**From:** Emily Foster <[efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)>

**Sent:** Wednesday, November 3, 2021 11:34:47 AM

**To:** Buttenwieser, Luke

**Cc:** Petise, Frank; Rob Pryor; Poola, Mani; William J. Hennessey Jr.; Rachel M. Breslin; Mathur, Vineeta; Neil C. Olinski  
**Subject:** RE: 650 West Avenue Application Referral

Hi Luke, Mani, and Frank,

Just taking a moment to check-in and see if you have any questions on our responses.

Thanks,  
Emily



**Emily Foster, PE**

Associate Transportation Engineer

D 203-344-7104

O 603-668-1654

C 781-264-6468

E [efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)

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195 Church Street, 7th Floor, New Haven, CT 06510



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---

**From:** Bутtenwieser, Luke <[LButenwieser@StamfordCT.gov](mailto:LButenwieser@StamfordCT.gov)>

**Sent:** October 27, 2021 4:17 PM

**To:** Emily Foster <[efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)>

**Cc:** Petise, Frank <[FPetise@StamfordCT.gov](mailto:FPetise@StamfordCT.gov)>; Rob Pryor <[RPryor@landtechconsult.com](mailto:RPryor@landtechconsult.com)>; Poola, Mani <[MPoola@StamfordCT.gov](mailto:MPoola@StamfordCT.gov)>; William J. Hennessey Jr. <[WHennessey@carmodylaw.com](mailto:WHennessey@carmodylaw.com)>; Rachel M. Breslin <[RBreslin@carmodylaw.com](mailto:RBreslin@carmodylaw.com)>; Mathur, Vineeta <[VMathur@StamfordCT.gov](mailto:VMathur@StamfordCT.gov)>; Neil C. Olinski <[nolinski@slrconsulting.com](mailto:nolinski@slrconsulting.com)>

**Subject:** RE: 650 West Avenue Application Referral

Thank you Emily,

We will review and let you know if we have any questions.

---

**From:** Emily Foster <[efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)>

**Sent:** Wednesday, October 27, 2021 3:09 PM

**To:** Bутtenwieser, Luke <[LButenwieser@StamfordCT.gov](mailto:LButenwieser@StamfordCT.gov)>

**Cc:** Petise, Frank <[FPetise@StamfordCT.gov](mailto:FPetise@StamfordCT.gov)>; Rob Pryor <[RPryor@landtechconsult.com](mailto:RPryor@landtechconsult.com)>; Poola, Mani <[MPoola@StamfordCT.gov](mailto:MPoola@StamfordCT.gov)>; William J. Hennessey Jr. <[WHennessey@carmodylaw.com](mailto:WHennessey@carmodylaw.com)>; Rachel M. Breslin <[RBreslin@carmodylaw.com](mailto:RBreslin@carmodylaw.com)>; Mathur, Vineeta <[VMathur@StamfordCT.gov](mailto:VMathur@StamfordCT.gov)>; Neil C. Olinski <[nolinski@slrconsulting.com](mailto:nolinski@slrconsulting.com)>

**Subject:** RE: 650 West Avenue Application Referral

Hi Luke,

Attached are our responses to the comments from you department. Please let us know if you have any questions or would like to discuss anything further.

Thanks  
-Emily



Emily Foster, PE

Associate Transportation Engineer

D 203-344-7104

O 603-668-1654

C 781-264-6468

E [efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)

SLR International Corporation

195 Church Street, 7th Floor, New Haven, CT 06510



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**From:** Bittenwieser, Luke <[LBittenwieser@StamfordCT.gov](mailto:LBittenwieser@StamfordCT.gov)>

**Sent:** October 15, 2021 3:19 PM

**To:** Neil C. Olinski <[nolinski@slrconsulting.com](mailto:nolinski@slrconsulting.com)>

**Cc:** Petise, Frank <[FPetise@StamfordCT.gov](mailto:FPetise@StamfordCT.gov)>; Emily Foster <[efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)>; Rob Pryor <[RPryor@landtechconsult.com](mailto:RPryor@landtechconsult.com)>; Poola, Mani <[MPoola@StamfordCT.gov](mailto:MPoola@StamfordCT.gov)>; William J. Hennessey Jr. <[WHennessey@carmodylaw.com](mailto:WHennessey@carmodylaw.com)>; Rachel M. Breslin <[RBreslin@carmodylaw.com](mailto:RBreslin@carmodylaw.com)>; Mathur, Vineeta <[VMathur@StamfordCT.gov](mailto:VMathur@StamfordCT.gov)>

**Subject:** RE: 650 West Avenue Application Referral

Hi Neil,

See below comments from our department. Please let us know if you have any questions or if you'd like to discuss.

1. The applicant shall confirm the total available sidewalk width around the electric vehicle charging stations to ensure a uniform 5' sidewalk width. No wires shall be placed on the sidewalk in the walking path.
2. Per Section 12.L.2 (f): Charging spaces and reserved Parking Spaces for Electric Vehicles shall be conveniently located as closely as possible to the entrances of residential, office and other buildings. Applicant shall revise the locations of the electric vehicle charging parking spaces
3. Per Section 12.L.2 (e): For each charging space, there shall be one reserved Parking Space for Electric Vehicles only
4. Per Section 12.L.2 (l): The minimum width of a charging space shall be at least ten feet (10'), measured at right angles to the direction of the stall
5. Provide specifications for the Electric Vehicle Charging stations to ensure compliance with Section 12
6. Walkway access to the building shall have a minimum width of 5' without any obstructions. This may be accomplished by installing curb stoppers to prevent front/back fenders blocking the walkway access.

7. The applicant shall install a sidewalk connecting the site to the existing City-owned sidewalk on the west side of West Ave. This sidewalk shall proceed along the west side of the northern drive entrance and connect to a crosswalk across the proposed access drive on the northeast corner of the property. The receiving pedestrian ramp shall be re-angled to align with the crosswalk. The sidewalk shall be lit in a manner deemed sufficient by staff
8. The landscaping plan shall be revised to remove the tree labeled "QP" that is blocking the stop sign at the exit of the internal access drive on the northeast corner of the property. A street light should be added in the same location (however, it should not block the stop sign)
9. The existing site has speed humps and the applicant should identify locations to install speed humps on the site.
10. The site plan shall show the location of the stop bar and stop sign on the northern access drive existing onto West Ave with a 30' DYCL extension from the stop bar
11. The stop sign shall be aligned with the stop bar exiting the lower parking lot on the Southeast side of the site
12. The crosswalk on the SE side of the site shall have an ADA compliant ramp on the south side at the existing building labeled 650 West Ave
13. The sidewalk descending from the eastern parking lot to the northeast corner of the building shall not have any stairs and shall be graded properly for ADA access
14. There shall be no stairs up from the sidewalk to doorways along the building facade and shall be revised to be ramps
15. The parallel parking spaces along the east side of the building are too narrow and not compliant with the Section 12 Zoning regulations
16. Clarify and show the required accommodations and locations for the class A bike parking on the architectural plans.
17. Provide the specifications for the traffic signs in the details sheet
18. The department recommends the addition of more painted directional arrows on the site
19. What will be the pedestrian access ways between the existing "metal and glass building" and the proposed warehouse? Proper sidewalks and crosswalks should be added to the plans between these two buildings.
20. It is recommended that the existing parking spaces that will not be removed get repainted as part of the project
21. Truck templates depicts the difficulties in accessing the loading bays/docks. Truck operation may be safer if a few of the parking spaces are eliminated.
22. Based off of the Applicant's Traffic Impact Statement, there is a high percentage of rear-end crashes at the intersection of West Ave and Selleck St. The applicant shall contribute to the Transportation, Traffic & Parking Department a check for the amount to install retro-reflective traffic signal back plates and install new signal lamps on all signal heads at the above mentioned intersection. These improvements will improve the visibility of the signals, reducing rear end crashes. As part of any signal upgrades, AGPS push buttons will also need to be installed to be compliant with ADA, the cost of which shall be included in the check amount.
23. The other issue is who will be using this facility. If the facility is for Example Amazon, total characteristics of traffic and operation will be much different than what was analyzed and required. Can you please provide some insight on the proposed use of the building?
24. As this is not an official Zoning Board application, the department reserves the right to make additional comments as part of the standard ZB comment process.

---

**From:** Neil C. Olinski <[nolinski@slrconsulting.com](mailto:nolinski@slrconsulting.com)>

**Sent:** Friday, October 15, 2021 2:41 PM

**To:** Battenwieser, Luke <[LBattenwieser@StamfordCT.gov](mailto:LBattenwieser@StamfordCT.gov)>; Poola, Mani <[MPoola@StamfordCT.gov](mailto:MPoola@StamfordCT.gov)>

**Cc:** Petise, Frank <[FPetise@StamfordCT.gov](mailto:FPetise@StamfordCT.gov)>; Emily Foster <[efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)>; Rob Pryor <[RPryor@landtechconsult.com](mailto:RPryor@landtechconsult.com)>; William J. Hennessey Jr. <[WHennessey@carmodylaw.com](mailto:WHennessey@carmodylaw.com)>; Rachel M. Breslin <[RBreslin@carmodylaw.com](mailto:RBreslin@carmodylaw.com)>

**Subject:** RE: 650 West Avenue Application Referral

Hi Luke and Mani,

Just taking a moment to check-in and see how your review is coming along.

Thanks,  
Neil



Neil C. Olinski, MS, PTP

Senior Transportation Planner

D 203-344-7957

O 203-344-7887

C 413-695-2985

E [nolinski@slrconsulting.com](mailto:nolinski@slrconsulting.com)

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195 Church Street, 7th Floor, New Haven, CT 06510



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**From:** Buttenwieser, Luke <[LButtenwieser@StamfordCT.gov](mailto:LButtenwieser@StamfordCT.gov)>

**Sent:** October 13, 2021 4:49 PM

**To:** Rachel M. Breslin <[RBreslin@carmodylaw.com](mailto:RBreslin@carmodylaw.com)>; Neil C. Olinski <[nolinski@slrconsulting.com](mailto:nolinski@slrconsulting.com)>; Poola, Mani <[MPoola@StamfordCT.gov](mailto:MPoola@StamfordCT.gov)>

**Cc:** Petise, Frank <[FPetise@StamfordCT.gov](mailto:FPetise@StamfordCT.gov)>; Emily Foster <[efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)>; Rob Pryor <[RPryor@landtechconsult.com](mailto:RPryor@landtechconsult.com)>; William J. Hennessey Jr. <[WHennessey@carmodylaw.com](mailto:WHennessey@carmodylaw.com)>

**Subject:** Re: 650 West Avenue Application Referral

Thank you for the revised plans. We will review.

Luke Buttenwieser  
City of Stamford  
Transportation, Traffic & Parking  
888 Washington Blvd., 7<sup>th</sup> Floor  
Stamford, CT 06901  
Office: (203) 977-5675  
Cell: (203) 356-5789

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---

**From:** Rachel M. Breslin <[RBreslin@carmodylaw.com](mailto:RBreslin@carmodylaw.com)>

**Sent:** Wednesday, October 13, 2021 4:26:33 PM

**To:** Neil C. Olinski; Poola, Mani; Buttenwieser, Luke

**Cc:** Petise, Frank; Emily Foster; Rob Pryor; William J. Hennessey Jr.

**Subject:** RE: 650 West Avenue Application Referral

Hi Mani and Luke,

Attached are the application narratives we submitted with the zoning application. The last two pages are the zoning data chart, which has the parking numbers.

Thanks,  
Rachel

**Rachel M. Breslin**

**Carmody Torrance Sandak & Hennessey LLP**

707 Summer St | Stamford, CT 06901-1026

Direct: 203-252-2693 | Fax: 203-325-8608

[RBreslin@carmodylaw.com](mailto:RBreslin@carmodylaw.com) | [www.carmodylaw.com](http://www.carmodylaw.com)

---

**From:** Neil C. Olinski <[nolinski@slrconsulting.com](mailto:nolinski@slrconsulting.com)>

**Sent:** Wednesday, October 13, 2021 4:18 PM

**To:** Poola, Mani <[MPoola@StamfordCT.gov](mailto:MPoola@StamfordCT.gov)>; Buttenwieser, Luke <[LButtenwieser@StamfordCT.gov](mailto:LButtenwieser@StamfordCT.gov)>

**Cc:** Petise, Frank <[FPetise@StamfordCT.gov](mailto:FPetise@StamfordCT.gov)>; Emily Foster <[efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)>; Rob Pryor <[RPryor@landtechconsult.com](mailto:RPryor@landtechconsult.com)>; William J. Hennessey Jr. <[WHennessey@carmodylaw.com](mailto:WHennessey@carmodylaw.com)>; Rachel M. Breslin <[RBreslin@carmodylaw.com](mailto:RBreslin@carmodylaw.com)>

**Subject:** [EXTERNAL] FW: 650 West Avenue Application Referral

Hi Mani and Luke, please see attached.

Bill and Rachel, is there a land use application that you'd be able to send Mani that has the parking numbers as relates to the zoning regulation parking requirements?

Thank you,  
Neil



**Neil C. Olinski, MS, PTP**

Senior Transportation Planner

D 203-344-7957

O 203-344-7887

C 413-695-2985

E [nolinski@slrconsulting.com](mailto:nolinski@slrconsulting.com)

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195 Church Street, 7th Floor, New Haven, CT 06510



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---

**From:** Rob Pryor <[RPryor@landtechconsult.com](mailto:RPryor@landtechconsult.com)>

**Sent:** October 13, 2021 2:27 PM

**To:** Neil C. Olinski <[nolinski@slrconsulting.com](mailto:nolinski@slrconsulting.com)>; William J. Hennessey Jr. <[whennessey@carmodylaw.com](mailto:whennessey@carmodylaw.com)>; Rachel M. Breslin <[RBreslin@carmodylaw.com](mailto:RBreslin@carmodylaw.com)>; Matt Popp <[matt@elsllc.net](mailto:matt@elsllc.net)>; jim schettino <[jim@schettinoarchitects.com](mailto:jim@schettinoarchitects.com)>

**Cc:** Emily Foster <[efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)>; David G. Sullivan <[dsullivan@slrconsulting.com](mailto:dsullivan@slrconsulting.com)>

**Subject:** RE: 650 West Avenue Application Referral

All,

Here is our cleaned up site plan.

**Robert Pryor, P.E., L.S.**

Director of Site Planning & Engineering

**LANDTECH**

518 Riverside Avenue

Westport, CT 06880

203.454.2110 x130 office

203.451.8497 cell

[RPryor@landtechconsult.com](mailto:RPryor@landtechconsult.com)

[www.landtechconsult.com](http://www.landtechconsult.com)

[facebook.com/landtechconsult](https://facebook.com/landtechconsult)

---

**From:** Buttenwieser, Luke <[LButtenwieser@StamfordCT.gov](mailto:LButtenwieser@StamfordCT.gov)>

**Sent:** October 11, 2021 9:28 AM

**To:** Emily Foster <[efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)>

**Subject:** Re: 650 West Avenue Application Referral

Good morning Emily,

I was assisting Frank in reviewing the application. I believe we left it off where a revised site plan needed to be submitted with some layers turned off as it was difficult to differentiate between the existing and proposed conditions of the site. Once we receive a revised set, we may conduct a more thorough review. I'm sorry if this information wasn't passed along to you.

Let me know if you have any questions. Thanks.

Luke Buttenwieser

City of Stamford

Transportation, Traffic & Parking

888 Washington Blvd., 7th Floor

Stamford, CT 06901

Office: (203) 977-5675

Cell: (203) 356-5789

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On Oct 11, 2021, at 9:21 AM, Emily Foster <[efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)> wrote:

Hey Luke,

We have been trying to reach Frank, but haven't had much luck, so reaching out to you as well.

We'd like to get TTP's review/feedback on the site plan and traffic report for 650/419 West Avenue. This site has an existing but vacant large office building that's to be redeveloped. Compared to that, the proposed redevelopment is expected to generate less traffic.

Thank you,

-Emily



Emily Foster, PE

Associate Transportation Engineer

D 203-344-7104

O 603-668-1654

C 781-264-6468

E [efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)

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**From:** Emily Foster <[efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)>

**Sent:** October 11, 2021 9:17 AM

**To:** Petise, Frank <[FPetise@StamfordCT.gov](mailto:FPetise@StamfordCT.gov)>

**Cc:** David G. Sullivan <[dsullivan@slrconsulting.com](mailto:dsullivan@slrconsulting.com)>; William J. Hennessey Jr.

<[whennessey@carmodylaw.com](mailto:whennessey@carmodylaw.com)>; Rachel M. Breslin <[RBreslin@carmodylaw.com](mailto:RBreslin@carmodylaw.com)>; Rob Pryor

<[RPryor@landtechconsult.com](mailto:RPryor@landtechconsult.com)>; Neil C. Olinski <[nolinski@slrconsulting.com](mailto:nolinski@slrconsulting.com)>

**Subject:** RE: 650 West Avenue Application Referral

Hi Frank,

Just reaching out again to see if we can meet (virtually) to discuss your review/feedback on the site plan and traffic report for 419 West Avenue. Trying to push our Zoning Board public hearing to an earlier date.

Thanks!

-Emily



Emily Foster, PE

Associate Transportation Engineer

D 203-344-7104

O 603-668-1654

C 781-264-6468

E [efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)

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**From:** Emily Foster <[efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)>

**Sent:** October 01, 2021 1:38 PM

**To:** Petise, Frank <[FPetise@StamfordCT.gov](mailto:FPetise@StamfordCT.gov)>

**Cc:** David G. Sullivan <[dsullivan@slrconsulting.com](mailto:dsullivan@slrconsulting.com)>; William J. Hennessey Jr. <[whennessey@carmodylaw.com](mailto:whennessey@carmodylaw.com)>; Rachel M. Breslin <[RBreslin@carmodylaw.com](mailto:RBreslin@carmodylaw.com)>; Rob Pryor <[RPryor@landtechconsult.com](mailto:RPryor@landtechconsult.com)>; Neil C. Olinski <[nolinski@slrconsulting.com](mailto:nolinski@slrconsulting.com)>

**Subject:** RE: 650 West Avenue Application Referral

Hi Frank,

Just reaching out again to see if we can meet (virtually) to discuss your review/feedback on the site plan and traffic report for 419 West Avenue.

Thanks!

-Emily



Emily Foster, PE

Associate Transportation Engineer

D 203-344-7104

O 603-668-1654

C 781-264-6468

E [efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)

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**From:** Neil C. Olinski <[nolinski@slrconsulting.com](mailto:nolinski@slrconsulting.com)>

**Sent:** September 16, 2021 3:26 PM

**To:** Petise, Frank <FPetise@StamfordCT.gov>

**Cc:** Emily Foster <efoster@slrconsulting.com>; David G. Sullivan <dsullivan@slrconsulting.com>; William J. Hennessey Jr. <whennessey@carmodylaw.com>; Rachel M. Breslin <RBreslin@carmodylaw.com>; Rob Pryor <RPryor@landtechconsult.com>

**Subject:** FW: 650 West Avenue Application Referral

Hi Frank,

We'd like to get TTP's review/feedback on the attached site plan and traffic report for 419 West Avenue. This site has an existing but vacant large office building that's to be redeveloped. Compared to that, the proposed redevelopment is expected to generate less traffic. More information is in the report and plans, but in particular we'd like to get you thoughts regarding Vineeta's comment #2 below about where you'd like additional crosswalks on the site, as well as any other comments you/TTP may have.

Thanks again, and if you'd like we'd be happy to set up a call to discuss any of this.  
Neil

**Neil C. Olinski, MS, PTP**

Senior Transportation Planner

 203-344-7957

 203-344-7887

 413-695-2985

 nolinski@slrconsulting.com

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---

**From:** Rob Pryor <RPryor@landtechconsult.com>

**Sent:** September 16, 2021 2:12 PM

**To:** Neil C. Olinski <nolinski@slrconsulting.com>; Emily Foster <efoster@slrconsulting.com>

**Cc:** David G. Sullivan <dsullivan@slrconsulting.com>; William J. Hennessey Jr. <WHennessey@carmodylaw.com>

**Subject:** RE: 650 West Avenue Application Referral

Neil,

Here you go.

**Robert Pryor, P.E., L.S.**

Director of Site Planning & Engineering

**LANDTECH**

518 Riverside Avenue

Westport, CT 06880

203.454.2110 x130 office

203.451.8497 cell

[RPryor@landtechconsult.com](mailto:RPryor@landtechconsult.com)

[www.landtechconsult.com](http://www.landtechconsult.com)

[facebook.com/landtechconsult](https://facebook.com/landtechconsult)

---

**From:** Neil C. Olinski <nolinski@slrconsulting.com>

**Sent:** Thursday, September 16, 2021 2:02 PM

**To:** Rachel M. Breslin <RBreslin@carmodylaw.com>; joev@v20group.com; 'Jon Vaccaro'

<[jon@jonvaccaro.com](mailto:jon@jonvaccaro.com)>; Rob Pryor <[RPryor@landtechconsult.com](mailto:RPryor@landtechconsult.com)>; Matt Popp <[matt@elsllc.net](mailto:matt@elsllc.net)>;  
james schettino <[james@schettinoarchitects.com](mailto:james@schettinoarchitects.com)>; William J. Hennessey Jr.  
<[WHennessey@carmodylaw.com](mailto:WHennessey@carmodylaw.com)>; jim schettino <[jim@schettinoarchitects.com](mailto:jim@schettinoarchitects.com)>  
**Cc:** Emily Foster <[efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)>; David G. Sullivan <[dsullivan@slrconsulting.com](mailto:dsullivan@slrconsulting.com)>  
**Subject:** RE: 650 West Avenue Application Referral

Rob, can you send Emily and I a PDF of the latest site plan. We'll forward that along with our traffic report directly to the Stamford traffic department requesting their review.

Thanks,  
Neil



Neil C. Olinski, MS, PTP

Senior Transportation Planner

D 203-344-7957

O 203-344-7887

C 413-695-2985

E [nolinski@slrconsulting.com](mailto:nolinski@slrconsulting.com)

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**From:** Rachel M. Breslin <[RBreslin@carmodylaw.com](mailto:RBreslin@carmodylaw.com)>

**Sent:** September 14, 2021 11:08 AM

**To:** [joev@v20group.com](mailto:joev@v20group.com); 'Jon Vaccaro' <[jon@jonvaccaro.com](mailto:jon@jonvaccaro.com)>; David G. Sullivan <[dsullivan@slrconsulting.com](mailto:dsullivan@slrconsulting.com)>; Emily Foster <[efoster@slrconsulting.com](mailto:efoster@slrconsulting.com)>; Rob Pryor <[RPryor@landtechconsult.com](mailto:RPryor@landtechconsult.com)>; Matt Popp <[matt@elsllc.net](mailto:matt@elsllc.net)>; Neil C. Olinski <[nolinski@slrconsulting.com](mailto:nolinski@slrconsulting.com)>; James Schettino <[james@schettinoarchitects.com](mailto:james@schettinoarchitects.com)>; Jim Schettino <[jim@schettinoarchitects.com](mailto:jim@schettinoarchitects.com)>

**Cc:** William J. Hennessey Jr. <[WHennessey@carmodylaw.com](mailto:WHennessey@carmodylaw.com)>

**Subject:** FW: 650 West Avenue Application Referral

Good morning all,

We heard from Staff regarding our application and they have the below comments. Are you all available this Thursday, September 16<sup>th</sup>, at 1pm to join us on a call with Staff?

Thanks,  
Rachel

**From:** William J. Hennessey Jr. <[WHennessey@carmodylaw.com](mailto:WHennessey@carmodylaw.com)>

**Sent:** Tuesday, September 14, 2021 10:59 AM

**To:** Mathur, Vineeta <[VMathur@StamfordCT.gov](mailto:VMathur@StamfordCT.gov)>; Rachel M. Breslin <[RBreslin@carmodylaw.com](mailto:RBreslin@carmodylaw.com)>

**Cc:** Blessing, Ralph <[RBlessing@StamfordCT.gov](mailto:RBlessing@StamfordCT.gov)>  
**Subject:** RE: 650 West Avenue Application Referral

Ok thanks . good idea. Rachel –pls round up our team.

---

**From:** Mathur, Vineeta <[VMathur@StamfordCT.gov](mailto:VMathur@StamfordCT.gov)>  
**Sent:** Tuesday, September 14, 2021 10:57 AM  
**To:** William J. Hennessey Jr. <[WHennessey@carmodylaw.com](mailto:WHennessey@carmodylaw.com)>; Rachel M. Breslin <[RBreslin@carmodylaw.com](mailto:RBreslin@carmodylaw.com)>  
**Cc:** Blessing, Ralph <[RBlessing@StamfordCT.gov](mailto:RBlessing@StamfordCT.gov)>  
**Subject:** [EXTERNAL] RE: 650 West Avenue Application Referral

Sounds good. Let me see if we can get TTP there as well. If not we can still go ahead and discuss between LUB and your team.

---

**From:** William J. Hennessey Jr. [<mailto:WHennessey@carmodylaw.com>]  
**Sent:** Tuesday, September 14, 2021 10:55 AM  
**To:** Mathur, Vineeta; Rachel M. Breslin  
**Cc:** Blessing, Ralph  
**Subject:** RE: 650 West Avenue Application Referral

Best for me is Thursday the 16<sup>th</sup> at 1pm. I think out traffic, engineer and architect should eb there with our clients as well. Is that ok? If so give us a little time this morning to round up the crew. BTW, we already met with Susan and Rick back in July ish?

---

**From:** Mathur, Vineeta <[VMathur@StamfordCT.gov](mailto:VMathur@StamfordCT.gov)>  
**Sent:** Tuesday, September 14, 2021 10:51 AM  
**To:** William J. Hennessey Jr. <[WHennessey@carmodylaw.com](mailto:WHennessey@carmodylaw.com)>; Rachel M. Breslin <[RBreslin@carmodylaw.com](mailto:RBreslin@carmodylaw.com)>  
**Cc:** Blessing, Ralph <[RBlessing@StamfordCT.gov](mailto:RBlessing@StamfordCT.gov)>  
**Subject:** [EXTERNAL] RE: 650 West Avenue Application Referral

Sure, I will send around an invite. Do any of the following times work for you?

Tuesday 14<sup>th</sup> (Today) : 3:00p – 4:00p  
Wednesday 15<sup>th</sup> : 1:30p – 2:00p  
Thursday 16<sup>th</sup> : 11:00a - 4:00p

Thanks,  
Vineeta

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**From:** William J. Hennessey Jr. [<mailto:WHennessey@carmodylaw.com>]  
**Sent:** Monday, September 13, 2021 5:33 PM  
**To:** Mathur, Vineeta; Rachel M. Breslin  
**Cc:** Blessing, Ralph  
**Subject:** RE: 650 West Avenue Application Referral

Vineeta/Ralph: We should have a zoom call. We can consider doing some of this but much is not achievable. We are simply replacing one building (vacant office) with another (high/bay industrial warehouse). The parking lot already exists and over half the property is in a permanently protected Conservation Easement.

**William J. Hennessey Jr.** | [Bio](#)  
**Carmody Torrance Sandak & Hennessey LLP**  
707 Summer St | Stamford, CT 06901-1026  
Direct: 203-425-4200 | Fax: 203-325-8608  
[WHennessey@carmodylaw.com](mailto:WHennessey@carmodylaw.com) | [www.carmodylaw.com](http://www.carmodylaw.com)

---

**From:** Mathur, Vineeta <[VMathur@StamfordCT.gov](mailto:VMathur@StamfordCT.gov)>  
**Sent:** Monday, September 13, 2021 5:23 PM  
**To:** Rachel M. Breslin <[RBreslin@carmodylaw.com](mailto:RBreslin@carmodylaw.com)>; William J. Hennessey Jr. <[WHennessey@carmodylaw.com](mailto:WHennessey@carmodylaw.com)>  
**Cc:** Blessing, Ralph <[RBlessing@StamfordCT.gov](mailto:RBlessing@StamfordCT.gov)>  
**Subject:** [EXTERNAL] RE: 650 West Avenue Application Referral

Hi Rachel,

We did a preliminary review of the plans for 650 West Avenue and have a few comments which we would like addressed before we can refer the application out:

1. Please revise the site plan to ensure compliance with Section 12.B.3. including planting islands at the interval of every 10 parking space. Provide a 6' wide planted buffer along the periphery of the parking area.
2. Add additional crosswalks to ensure safe pedestrian movement throughout the site.
3. Given the long driveway along the eastern portion of the site we recommend installing signage and speed bumps to slow down traffic.
4. Provide a fully dimensioned site development plan (which only shows proposed conditions) with dimensions of the building, drive-isles, typical parking space dimensions and site setbacks (both required and proposed).
5. We recommend revising the elevation of the building to allow for a more interesting façade using methods such as introducing other materials, further accentuating the northeast corner of the building, increasing the projection of the intermediate panels from the façade, introducing angular elevation elements among other techniques.
6. Please provide a completed Sustainability Scorecard.
7. Please provide a completed Development Review Guidelines form.
8. We recommend you review the potential for a greenway connection from the property to the natural and recreational areas to the west.

I will be happy to discuss these further with you over a call/zoom.

Thanks,  
Vineeta

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OFFICE OF OPERATIONS  
BUILDING DEPARTMENT  
Tel: (203) 977-4164 / Email: BuildingDept@StamfordCT.gov  
Government Center, 888 Washington Boulevard, Stamford, CT 06901

MARK McGRATH  
DIRECTOR OF OPERATIONS

BHARAT GAMI  
CHIEF BUILDING OFFICIAL

October 19, 2021

**INTEROFFICE MEMORANDUM**  
**CITY OF STAMFORD**

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**TO:** Vineeta Mathur, Associate Planner (Via Email)  
**FROM:** Bharat Gami, Chief Building Official  
**DATE:** October 19, 2021  
**RE:** Application 221-26 - West Avenue Industrial, LLC (the "Applicant"), 650 West Avenue (aka 419-650 West Avenue), Stamford, CT-Site and Architectural Plans and/or Requested Uses and Special Permit.

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Please advise the applicant to respond to following comments:

All exterior lighting must comply with Stamford Municipal Ordinance Chapter 155.

Demonstrate compliance with maximum area of exterior wall openings based on fire separation distance and degree of opening protection, per 2015 IBC Table 705.8 for West wall (Opposite Existing Structure to remain).

Provide Exterior Elevation of Existing Structure facing the proposed new building. Identify fire rating of walls and openings.

Separate demolition application is required for existing structures being demolished. (Demolition Plan). All open applications/permits must be closed prior to demolition.

Five foot wide pedestrian exit path to public way is required at Entry between Loading and service Drive on West Side. 2015 IBC 1028.5.

These are preliminary comments and additional comments will be provided during plan review phase for Building Permit.

Please feel free to contact us at 203-977-4164 or send an email to [BuildingDept@StamfordCT.Gov](mailto:BuildingDept@StamfordCT.Gov).

With best regards,

Chief Building Official

**City of Stamford**  
**[Building Department](#)**  
888 Washington Boulevard, 7th Floor  
Stamford CT 06901



Memo To: Vineeta Mathur, Associate Planner  
Zoning Board, Stamford

From: Pamela B. Fausty, Environmental Analyst  
Environmental Protection Board

Subject: 650 West Avenue (aka 419 – 650 West Avenue)  
West Avenue Industrial, LLC  
Application No. 221-26

Date: December 3, 2021

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Environmental Protection Board Staff has reviewed the plans submitted for the proposed Site and Architectural Plan, and/or Requested Uses and a Special Permit proposed at 650 West Avenue for ZB 221-26. Although EPB has no objections to the demo of the existing approximately 70,000 sf commercial building and replacement with a new 74,891 sf commercial building, the following revision are required to comply with EPB regulations and to insure minimal adverse impacts from the proposed development:

1. All final plans shall clearly identify the Conservation Easement (CE) boundary and limits of disturbance shown outside the CE with orange construction fencing. No disturbance shall occur within the CE, including grading and/or any other temporary/permanent construction activities (except as noted for rip-rap outlet protection in #2 below).
2. Update final drainage plans to note that debris will be removed from the retention structure located west of metal and glass building adjacent to CE and all drainage outfalls located and shown on the plans and noted where rip-rap outlet is warranted.
3. Where possible, additional green space should be included to incorporate the principles of “low impact development” through reduction of imperviousness for additional protection of water quality and nearby natural resources.
4. Revise the Landscape Plan to include additional native plants within buffer between pavement and Conservation Easement areas for bio-filtration of runoff, to enhance ecological benefits, and to facilitate stabilization of disturbance.
5. Submission of a performance bond, certified check, or other acceptable form of surety to secure the timely and proper performance of sediment and erosion controls, drainage, landscaping, professional supervision and certifications. A detailed estimate of these costs is to be supplied to EPB Staff for approval. The performance surety shall be submitted to EPB Staff prior to the start of any site activity and issuance of a building permit.

6. All final grading, drainage, stabilization, and other engineered elements shall be completed under the supervision of a Connecticut registered professional engineer/surveyor with an improvement location survey (surveyor) and written certifications (engineer) submitted to EPB Staff prior to the receipt of a signature authorizing the issuance of a certificate of occupancy and release of surety.
7. All approved landscaping shall be conducted under the supervision of a qualified landscaping professional with written certifications submitted to EPB Staff prior to the receipt of a signature authorizing the issuance of a certificate of occupancy and release of surety.
8. Submission of City of Stamford standard landscape and drainage maintenance agreements prior to final certificate of occupancy and return of surety.

Thank you for the opportunity to comment.

**Briscoe, Tracy**

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**From:** Mathur, Vineeta  
**Sent:** Monday, November 15, 2021 7:04 PM  
**To:** Zoning Board  
**Cc:** 'William J. Hennessey Jr.'; Rachel M. Breslin  
**Subject:** Fw: Application 221-26

fyi

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**From:** Seely, Walter  
**Sent:** Thursday, October 14, 2021 9:37 PM  
**To:** Mathur, Vineeta  
**Subject:** Application 221-26

Good evening Vineeta

I have reviewed the Application 221-26 for West Avenue Industrial LLC

I have no objections to the application.

Have a good night

*Walter (Bud) Seely*

*Fire Marshal*

*Stamford Fire Department*

*Office of the Fire Marshal*

*888 Washington Blvd. 7<sup>th</sup> Floor*

*Stamford, CT. 06902*

*203-977-4651*

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October 27, 2021

Mr. Luke Buttenwieser  
City of Stamford  
Transportation, Traffic & Parking  
888 Washington Boulevard, 7th Floor  
Stamford, CT 06901

**RE: 650 West Avenue Application Referral  
Response to Comments  
Stamford, Connecticut  
SLR #141.20297.00001**

Dear Mr. Buttenwieser:

This letter is in response to the City of Stamford Transportation, Traffic and Parking (TTP) Department's comments (C1-C24 below) on the subject development received October 15, 2021, via email. Our responses in bold below are keyed to each comment.

- C1. The applicant shall confirm the total available sidewalk width around the electric vehicle charging stations to ensure a uniform 5' sidewalk width. No wires shall be placed on the sidewalk in the walking path.
- R1. The proposed charging stations have been relocated to the north end of the front of the building where adequate sidewalk width can be achieved. See attached revised site plan.**
- C2. Per Section 12.L.2 (f): Charging spaces and reserved Parking Spaces for Electric Vehicles shall be conveniently located as closely as possible to the entrances of residential, office and other buildings. Applicant shall revise the locations of the electric vehicle charging parking spaces.
- R2. The proposed vehicle charging stations have been relocated to the north end of the front of the building. See attached revised site plan.**
- C3. Per Section 12.L.2 (e): For each charging space, there shall be one reserved Parking Space for Electric Vehicles only
- R3. Based on the additional parking spaces provided in excess of the requirements, there is no need to provide reserved spaces for Electric Vehicles.**
- C4. Per Section 12.L.2 (l): The minimum width of a charging space shall be at least ten feet (10'), measured at right angles to the direction of the stall.
- R4. We have reconfigured the charging spaces to be 10 feet wide as required. See attached revised site plan.**

- 
- C5. Provide specifications for the Electric Vehicle Charging stations to ensure compliance with Section 12.
- R5. Charging stations shall be CT4000 Level 2 Commercial Charging Stations as manufactured by ChargePoint single or dual bollard charge station or approved equal. See attached specifications.**
- C6. Walkway access to the building shall have a minimum width of 5' without any obstructions. This may be accomplished by installing curb stoppers to prevent front/back fenders blocking the walkway access.
- R6. Precast concrete curb stops have been added to the plan. See attached revised site plan.**
- C7. The applicant shall install a sidewalk connecting the site to the existing City-owned sidewalk on the west side of West Ave. This sidewalk shall proceed along the west side of the northern drive entrance and connect to a crosswalk across the proposed access drive on the northeast corner of the property. The receiving pedestrian ramp shall be re-angled to align with the crosswalk. The sidewalk shall be lit in a manner deemed sufficient by staff.
- R7. The requested sidewalk has been added to the site plan and additional lighting has been added as required. See attached revised site plan.**
- C8. The landscaping plan shall be revised to remove the tree labeled "QP" that is blocking the stop sign at the exit of the internal access drive on the northeast corner of the property. A street light should be added in the same location (however, it should not block the stop sign).
- R8. The tree has been removed and a street light has been added as requested. See attached revised site plan.**
- C9. The existing site has speed humps and the applicant should identify locations to install speed humps on the site.
- R9. We have added a raised crosswalk aligned with the center of the new building façade to help reduce speeds along the straight driveway at the front of the new building. The geometry around the rear of the site provides sufficient traffic calming in itself so that no additional speed humps are required. See attached revised site plan.**
- C10. The site plan shall show the location of the stop bar and stop sign on the northern access drive existing onto West Ave with a 30' DYCL extension from the stop bar.
- R10. The requested stop bar and 30-foot DYCL extension has been added. See attached revised site plan.**

C11. The stop sign shall be aligned with the stop bar exiting the lower parking lot on the Southeast side of the site.

**R11. The stop sign has been relocated as requested. See attached revised site plan.**

C12. The crosswalk on the SE side of the site shall have an ADA compliant ramp on the south side at the existing building labeled 650 West Ave.

**R12. We have added a note to require that the existing ramp be reconstructed as required to be Americans with Disabilities Act (ADA) compliant.**

C13. The sidewalk descending from the eastern parking lot to the northeast corner of the building shall not have any stairs and shall be graded properly for ADA access.

**R13. The sidewalk has been reconfigured to eliminate the stairs. See attached revised site plan.**

C14. There shall be no stairs up from the sidewalk to doorways along the building facade and shall be revised to be ramps.

**R14. The sidewalk has been reconfigured to eliminate the stairs. See attached revised site plan.**

C15. The parallel parking spaces along the east side of the building are too narrow and not compliant with the Section 12 Zoning regulations.

**R15. The parallel spaces have been revised to a uniform 9-foot width. See attached revised site plan.**

C16. Clarify and show the required accommodations and locations for the class A bike parking on the architectural plans.

**R16. We have clarified the location of these accommodations on the architectural plans.**

C17. Provide the specifications for the traffic signs in the details sheet.

**R17. Requested sign specifications have been added.**

C18. The department recommends the addition of more painted directional arrows on the site.

**R18. Additional directional arrows have been added. See attached revised site plan.**

- C19. What will be the pedestrian access ways between the existing "metal and glass building" and the proposed warehouse? Proper sidewalks and crosswalks should be added to the plans between these two buildings.
- R19. The buildings will function as separate entities, with individual tenants. There are no pedestrian connections between the two buildings.**
- C20. It is recommended that the existing parking spaces that will not be removed get repainted as part of the project.
- R20. We have added a note that specifies that all existing parking spaces not to be removed will be re-striped.**
- C21. Truck templates depicts the difficulties in accessing the loading bays/docks. Truck operation may be safer if a few of the parking spaces are eliminated.
- R21. We believe that trucks will operate on the site satisfactorily. If difficulties are encountered during operations, parking spaces can be removed at that time with no effect on the zoning compliance of the site with respect to parking.**
- C22. Based off of the Applicant's Traffic Impact Statement, there is a high percentage of rear-end crashes at the intersection of West Ave and Selleck St. The applicant shall contribute to the Transportation, Traffic & Parking Department a check for the amount to install retro-reflective traffic signal back plates and install new signal lamps on all signal heads at the above mentioned intersection. These improvements will improve the visibility of the signals, reducing rear end crashes. As part of any signal upgrades, AGPS push buttons will also need to be installed to be compliant with ADA, the cost of which shall be included in the check amount.
- R22. Review of the Connecticut Crash Data Repository indicates that the biggest safety concern at this intersection may be the on-street parking that is allowed on the south leg of the intersection in front of Corner Wine & Liquors and Outpost Pizza, rather than any lack of visibility of the traffic signal heads. Over 15 collisions were reported in the last 3 years on the south leg of the intersection. Not prohibiting on-street parking at this location causes a pinch point on West Avenue, specifically in the southbound direction. Many cars have been observed crossing over the centerline to get around the parked vehicles. Included are some pictures displaying our concern. We suggest that the City consider installing No Parking signs on the west side of West Avenue south of Selleck Street at this specific location to mitigate existing crash concerns. That said, we are also not opposed to retro-reflective backplates, new signal lamps, and AGPS push buttons, as these could further improve overall safety. Even though conditions at this location are existing and not caused by the applicant, they have agreed to contribute a good-faith amount of \$10,000 to the City for the TTP Department to purchase and install these items as it sees fit.**



C23. The other issue is who will be using this facility. If the facility is for Example Amazon, total characteristics of traffic and operation will be much different than what was analyzed and required. Can you please provide some insight on the proposed use of the building?

**R23. Tenant(s) of the building have not been determined at this time. However, we do note that the building will not be large enough nor does the site contain sufficient parking to be suitable for Amazon or an Amazon-like tenant. The proposed site plan meets the zoning requirements for the zone and could be used for several types of land uses including general warehousing and distribution (with or without associated showroom), light manufacturing, and possibly movie production. Importantly: any of these uses will result in significantly less intensive traffic usage over the existing office space that currently occupies the site.**

C24. As this is not an official Zoning Board application, the department reserves the right to make additional comments as part of the standard ZB comment process.

**R24. This is an official Zoning Board application, and should be treated and reviewed as such.**

Enclosed with this cover letter are the following items:

- Revised Site Plan
- Electric Vehicle Charging Station Specifications

We look forward to your response to our request. Please let either of the undersigned know if you have any questions or need additional information.

Sincerely,

**SLR International Corporation**



Neil C. Olinski, MS, PTP  
Senior Transportation Planner



Emily A. Foster, PE  
Associate Transportation Engineer

Enclosures

141.20297.00001.o2721.ltr



# CT4000 Family

ChargePoint® Level 2 Commercial Charging Stations

The CT4000 family is the latest generation of ChargePoint commercial charging stations. Refined yet rugged, these stations set the industry standard for functionality and aesthetics.

The CT4000 full motion color LCD display instructs drivers and supports dynamic updates of custom branded videos and advertisements.

Intelligent power management options double the number of parking spaces served by allowing two charging ports to share a single circuit. Sites with single port EV stations can upgrade to dual port stations without requiring additional electrical services.

The CT4000 is the first ENERGY STAR® certified EV charger because it charges efficiently and conserves power when not charging. As an ENERGY STAR certified EV charger, the CT4000 uses significantly less energy than a standard EV charger when in standby mode to help you save money on your utility bill.

All CT4000 models offer one or two standard SAE J1772™ Level 2 charging ports with locking holsters, each port supplying up to 7.2kW. With this standard connector, ChargePoint level 2 stations can charge any EV.

Stations are available in bollard and wall mount configurations for easy installation anywhere. All stations are fully software upgradeable remotely over the air.

Stations come in both 6' and 8' tall models with 18' and 23' cords, respectively. With multiple options for size and cord reach, your station can service up to four parking spaces, reach all car models regardless of parking style or car sizes and increase the usability of your EV spots.

## Driver Friendly User Interface

- + Instructional video shows how to use the station
- + Multi-language: English, French, Spanish
- + Touch button interface; works in rain, ice and with gloves
- + Backed by ChargePoint's world class 24/7 driver phone support

## Easily Communicate with Your Drivers

Whether you're a retail establishment wanting to advertise your latest product, a workplace looking to communicate with employees or a municipality wanting to welcome visitors, ChargePoint's prominent LCD screen makes it easy to reach EV drivers:

- + Daylight readable, with auto brightness control
- + 640 X 480 resolution active matrix
- + Full motion 30fps video support
- + Upload up to 60 seconds of high quality video on a color LCD screen to individual stations as often as desired
- + Brand your charging stations to communicate with drivers
- + Instructional video in English, Spanish or French



The First  
**ENERGY STAR®**  
Certified EV Charger

## Service Products and Support

ChargePoint offers world-class service products and support that help ensure quality of work, save time and money, protect your investment and enhance the productivity of your charging stations. From site planning to installation and setup, to ongoing care and management, when you choose ChargePoint, you're covered.

- + **ChargePoint Configuration and Activation:** customized setup and activation of your stations
- + **ChargePoint Assure:** the most comprehensive EV Station maintenance and management in the industry

## Energy Measurement and Management

- + Real-time energy measurement
- + 15 minute interval recording
- + Time of Day (TOD) pricing
- + Load shed by percentage of running average or to fixed power output

## Minimize Costs with Flexible Power Management Options

In the vast majority of applications, a full power configuration is the best choice for both station owners and drivers. However, when drivers are parked for a longer time, an intelligent, lower power output can save station owners considerable installation cost while still providing drivers a great charging experience. With flexible power options, station owners can meet the needs of drivers while lowering costs:

### Power Select (Patent Pending)

- + Allows for a lower capacity (less than 40A) circuit to power each port
- + Cuts installation costs by reducing the cost or even avoiding the need to upgrade panels or transformers

### Power Sharing

- + Dynamically share one 40A, 30A or 20A circuit between two parking spaces
- + Doubles the number of parking spots served while reducing installation and operating costs
- + Allows station owners to upgrade a single port station to dual port to serve more drivers with no electrical upgrade

## Clean Cord Technology

- + Keep charging cords off the ground
- + Standard on all models
- + Ultra-reliable second-generation gravity operated mechanism
- + Flexible over entire -40°F to +122°F product temperature range

## Safe, Reliable, Energy Efficient Hardware

- + UL listed, meeting the stringent requirements of the nation's leading safety standards organization
- + Stations are rugged, built to withstand the elements
- + Safe, Reliable and Energy Efficient
- + ENERGY STAR certified, charges efficiently and conserves power when not charging

## When Charging is Mission Critical, Protect Your Investment with ChargePoint Assure

- + **Minimize downtime:** ChargePoint Assure provides the most comprehensive EV Station maintenance and management in the industry
- + **Get up and running quickly and flawlessly:** Professional guidance for station configuration saves you time, and unlimited changes to station policies flexibly supports your business
- + **Eliminate unexpected future expenses:** Cost for parts and on-site labor to install is covered for all Assure eligible repairs
- + **One less thing to worry about:** Proactive station monitoring provides you with regular reporting
- + **Reduced risk of downtime:** We guarantee 98% annual uptime and one business day response to requests
- + **Support when you need it:** We're there for you *and* your drivers. Phone support available for station owners Monday to Friday from 5 AM to 6 PM Pacific. Phone support for drivers is 24/7/365, so you never need to field a driver call

Ultra-reliable second-generation gravity operated mechanism.

18' and 23' cords to reach all car models and serve more parking spaces.

World-class 24/7 driver phone support.

Instructional video shows how to use the station. Multi-language charging instructions, giving drivers the choice of English, French or Spanish.

Driver interaction is supported in any weather by five rugged, back-lit buttons with audio feedback.

Strong and rugged design materials built to withstand the elements.

CT4000 stations come with 18' or 23' cords to increase the usability of your charging spots, on 6' and 8' tall models respectively.

### CT4021

Dual-port bollard charging station with 18' charging cables. Standard *EV Charging Only* sign without optional custom branding.



## Promote Your Brand and Business

Having your stations installed in a visible location makes a bold statement about your business' commitment to sustainability and shows that you care about your customers. ChargePoint CT4000 stations are built for customization so you can conveniently promote your brand as well. With custom signage and video you can:

- + Increase brand recognition
- + Attract EV drivers by making sure your stations are highly visible
- + Ensure EV charging installations are consistent with the look and feel of your brand
- + Differentiate your stations from standard ChargePoint stations to make them easily identifiable by your driver base



Branded CT4021  
Shown with optional  
branding on bollard.  
18' cords on 6' model.

Easily customizable branding area.  
All stations come with *EV Charging Only* sign, which can be replaced with your custom signage.

5.7" color LCD display for customizable video content.

Upload up to 60 seconds of high quality video to individual stations as often as desired.

Daylight readable with auto brightness control.

OPTIONAL:  
Additional customizable branding areas.

All stations have standard extrusions to hold your custom signage.

Artwork templates and material specifications are conveniently downloadable from [chargepoint.com](http://chargepoint.com)



Branded CT4025  
Shown with optional  
branding on back.  
23' cords on 8' model.

## Bollard Charging Stations

CT4011



CT4021



CT4025



## Wall Mount Charging Stations

CT4013



CT4023



CT4027



## Contact Us

-  Visit [chargepoint.com](https://www.chargepoint.com)
-  Call +1.408.705.1992
-  Email [sales@chargepoint.com](mailto:sales@chargepoint.com)



ChargePoint, Inc.  
240 East Hacienda Avenue  
Campbell, CA 95008-6617 USA

+1.408.841.4500 or  
+1.877.370.3802 US and Canada toll-free  
[chargepoint.com](https://www.chargepoint.com)

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# CT4000 Level 2 Commercial Charging Station

## Specifications and Ordering Information

### Ordering Information

Specify model number followed by the applicable code(s).  
The order code sequence is: **Model-Options. Software, Services**  
and **Misc** are ordered as separate line items.

### Hardware

Description	Order Code	
Model	1830 mm (6') Single Port Bollard Mount 1830 mm (6') Dual Port Bollard Mount 1830 mm (6') Single Port Wall Mount 1830 mm (6') Dual Port Wall Mount 2440 mm (8') Dual Port Bollard Mount 2440 mm (8') Dual Port Wall Mount	CT4011 CT4021 CT4013 CT4023 CT4025 CT4027
Options	Integral Gateway Modem - USA Integral Gateway Modem - Canada	-GW1 -GW2
Misc	Power Management Kit Bollard Concrete Mounting Kit	CT4000-PMGMT CT4001-CCM

### Software & Services

Description	Order Code
ChargePoint Commercial Service Plan	CTSW-SAS-COMM- <i>n</i> <sup>1</sup>
ChargePoint Service Provider Plan	CTSW-SAS-SP- <i>n</i> <sup>1</sup>
ChargePoint Assure	CT4000-ASSURE <sup>n</sup> <sup>2</sup>
Station Activation and Configuration	CPSUPPORT-ACTIVE
ChargePoint Station Installation and Validation	CT4000-INSTALLVALID

Note: All CT4000 stations require a network service plan.

<sup>1</sup> Substitute *n* for desired years of service (1, 2, 3, 4, or 5 years).

<sup>2</sup> Substitute *n* for the duration of the coverage (1, 2, 3, 4, or 5 years).

### Order Code Examples

If ordering this	the order code is
1830 mm (6') Dual Port Bollard USA Gateway Station with Concrete Mounting Kit	CT4021-GW1 CT4001-CCM
ChargePoint Commercial Service Plan, 3 Year Subscription	CTSW-SAS-COMM-3
ChargePoint Station Installation and Validation	CT4000-INSTALLVALID
2 Years of Assure Coverage	CT4000-ASSURE2
1830 mm (6') Single Port Wall Mount Station	CT4013
ChargePoint Commercial Service Plan, 5 Year Subscription	CTSW-SAS-COMM-5
4 Years of Assure Coverage	CT4000-ASSURE4
Station Activation and Configuration	CPSUPPORT-ACTIVE

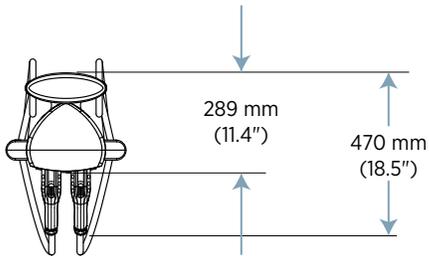


CT4021

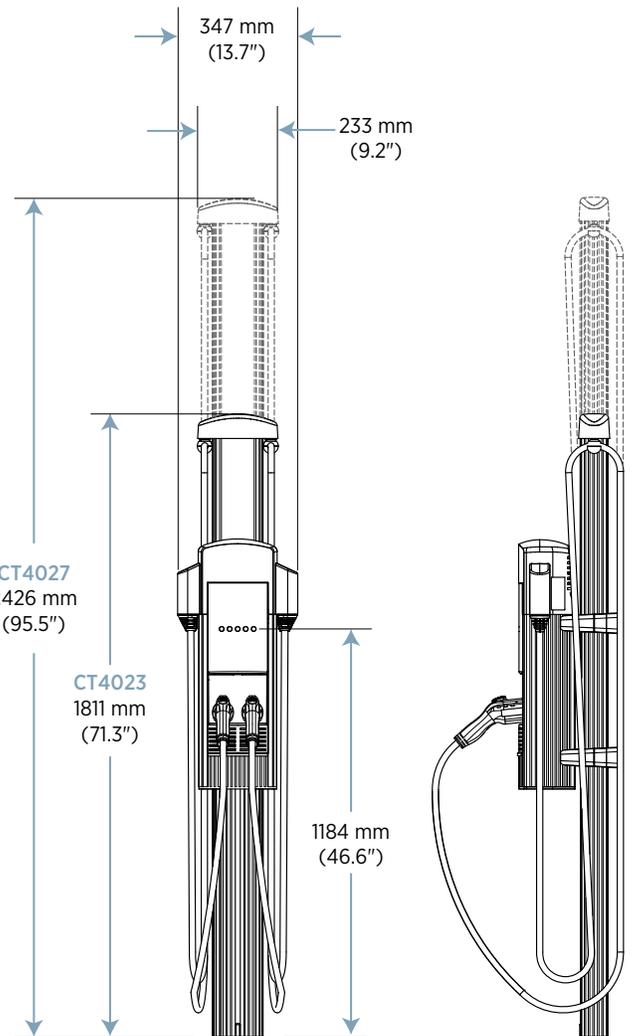
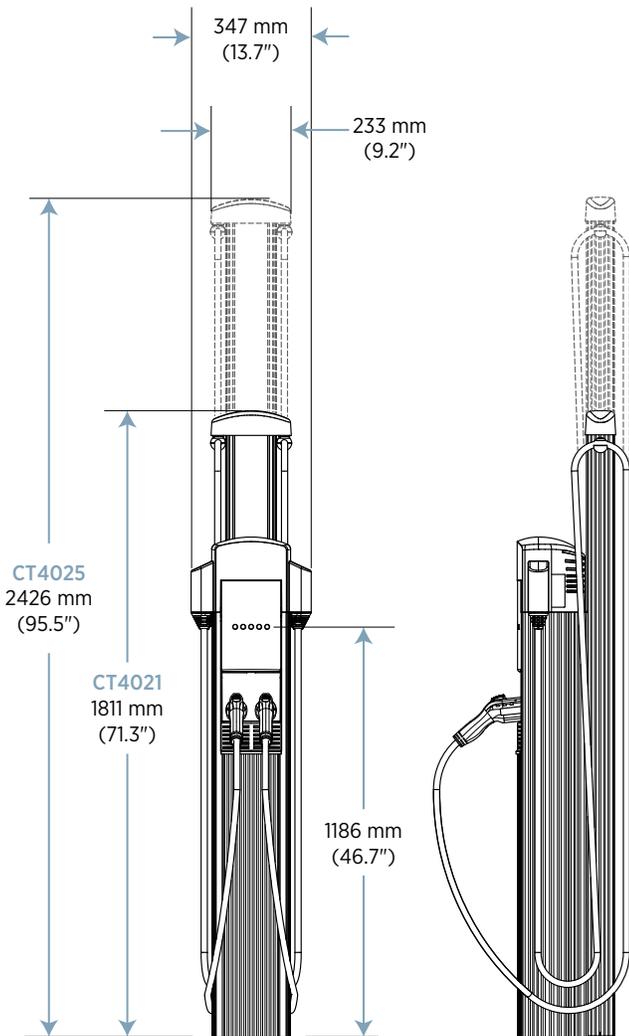
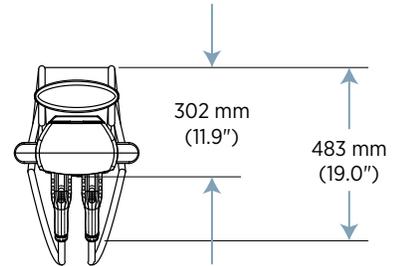


The First  
**ENERGY STAR**<sup>®</sup>  
Certified EV Charger

**CT4021** 1830 mm (6')  
**CT4025** 2440 mm (8')  
**Bollard**



**CT4023** 1830 mm (6')  
**CT4027** 2440 mm (8')  
**Wall Mount**



## CT4000 Family Specifications

Electrical Input	Single Port (AC Voltage 208/240V AC)			Dual Port (AC Voltage 208/240V AC)		
	Input Current	Input Power Connection	Required Service Panel Breaker	input Current	Input Power Connection	Required Service Panel Breaker
Standard	30A	One 40A branch circuit	40A dual pole (non-GFCI type)	30A x 2	Two independent 40A branch circuits	40A dual pole (non-GFCI type) x 2
Standard Power Share	n/a	n/a	n/a	32A	One 40A branch circuit	40A dual pole (non-GFCI type)
Power Select 24A	24A	One 30A branch circuit	30A dual pole (non-GFCI type)	24A x 2	Two independent 30A branch circuits	30A dual pole (non-GFCI type) x 2
Power Select 24A Power Share	n/a	n/a	n/a	24A	One 30A branch circuit	30A dual pole (non-GFCI type)
Power Select 16A	16A	One 20A branch circuit	20A dual pole (non-GFCI type)	16A x 2	Two independent 20A branch circuits	20A dual pole (non-GFCI type) x 2
Power Select 16A Power Share	n/a	n/a	n/a	16A	One 20A branch circuit	20A dual pole (non-GFCI type)
Service Panel GFCI	Do not provide external GFCI as it may conflict with internal GFCI (CCID)					
Wiring - Standard	3-wire (L1, L2, Earth)			5-wire (L1, L1, L2, L2, Earth)		
Wiring - Power Share	n/a			3-wire (L1, L2, Earth)		
Station Power	8W typical (standby), 15W maximum (operation)					

### Electrical Output

Standard	7.2kW (240V AC @ 30A)	7.2kW (240V AC@30A) x 2
Standard Power Share	n/a	7.2kW (240V AC@30A) x 1 or 3.8kW (240V AC@16A) x 2
Power Select 24A	5.8kW (240V AC@24A)	5.8kW (240V AC@24A) x 2
Power Select 24A Power Share	n/a	5.8kW (240V AC@24A) x 1 or 2.9kW (240V AC@12A) x 2
Power Select 16A	3.8kW (240V AC@16A)	3.8kW (240V AC@16A) x 2
Power Select 24A Power Share	n/a	3.8kW (240V AC@16A) x 1 or 1.9kW (240V AC@8A) x 2

### Functional Interfaces

Connector(s) Type	SAE J1772™	SAE J1772™ x 2
Cable Length - 1830 mm (6') Cable Management	5.5 m (18')	5.5 m (18') x 2
Cable Length - 2440 mm (8') Cable Management	n/a	7 m (23')
Overhead Cable Management System	Yes	
LCD Display	145 mm (5.7") full color, 640x480, 30fps full motion video, active matrix, UV protected	
Card Reader	ISO 15693, ISO 14443, NFC	
Locking Holster	Yes	Yes x 2

## Safety and Connectivity Features

Ground Fault Detection	20mA CCID with auto retry
Open Safety Ground Detection	Continuously monitors presence of safety (green wire) ground connection
Plug-Out Detection	Power terminated per SAE J1772™ specifications
Power Measurement Accuracy	+/- 2% from 2% to full scale (30A)
Power Report/Store Interval	15 minute, aligned to hour
Local Area Network	2.4 GHz Wi-Fi (802.11 b/g/n)
Wide Area Network	3G GSM, 3G CDMA

## Safety and Operational Ratings

Enclosure Rating	Type 3R per UL 50E
Safety Compliance	UL listed for USA and cUL certified for Canada; complies with UL 2594, UL 2231-1, UL 2231-2, and NEC Article 625
Surge Protection	6kV @ 3000A. In geographic areas subject to frequent thunder storms, supplemental surge protection at the service panel is recommended.
EMC Compliance	FCC Part 15 Class A
Operating Temperature	-30°C to +50°C (-22°F to 122°F)
Storage Temperature	-30°C to +60°C (-22°F to 140°F)
Non-Operating Temperature	-40°C to +60°C (-40°F to 140°F)
Operating Humidity	Up to 85% @ +50°C (122°F) non-condensing
Non-Operating Humidity	Up to 95% @ +50°C (122°F) non-condensing
Terminal Block Temperature Rating	105°C (221°F)
Charging Stations per 802.11 Radio Group	Maximum of 10. Each station must be located within 45m (150') "line of sight" of a gateway station.

ChargePoint, Inc. reserves the right to alter product offerings and specifications at any time without notice, and is not responsible for typographical or graphical errors that may appear in this document.

## Contact Us

-  Visit [chargepoint.com](http://chargepoint.com)
-  Call +1.408.705.1992
-  Email [sales@chargepoint.com](mailto:sales@chargepoint.com)



ChargePoint, Inc.  
240 East Hacienda Avenue  
Campbell, CA 95008-6617 USA

+1.408.841.4500 or  
+1.877.370.3802 US and Canada toll-free

[chargepoint.com](http://chargepoint.com)

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MAYOR  
David R. Martin



DIRECTOR OF OPERATIONS  
Mark McGrath

Land Use Bureau Chief  
Ralph Blessing

Acting Principal Planner  
Vineeta Mathur  
(203) 977-4716  
vmathur@stamfordct.gov

**CITY OF STAMFORD  
PLANNING BOARD  
LAND USE BUREAU  
888 WASHINGTON BOULEVARD  
STAMFORD, CT 06904 -2152**

October 21, 2021

Mr. David Stein, Chair  
City of Stamford  
Zoning Board  
888 Washington Boulevard  
Stamford, CT 06902

**RE: ZB APPLICATION #221-26 - WEST AVENUE INDUSTRIAL, LLC - 650 WEST AVENUE  
(a.k.a. 419-650 WEST AVENUE) - Site & Architectural Plans and/or Requested Uses and  
Special Permit**

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Dear Mr. Stein & Members of the Zoning Board:

During its regularly scheduled meeting held on Tuesday, October 19, 2021, the Planning Board reviewed the above captioned application referred in accordance with the requirements of the Stamford Charter.

Applicant is proposing to demolish 419A West Avenue (approximately 70,000 sq. ft.) currently used as office space and construct a new  $\pm 74,891$  sq. ft. building in the same general location to be used as flex-industrial space and associated offices. The sky bridge connecting 419A and 419B West Avenue will be removed and there will be modest modifications to Building 419B. There will be no changes to the building at 650 West Avenue. Property is located in the M-G Zone.

After some discussion, the Planning Board unanimously voted to recommend *approval* of **ZB Application #221-26** and that this request is compatible with the neighborhood and consistent with Master Plan Category #13 (Industrial - General).

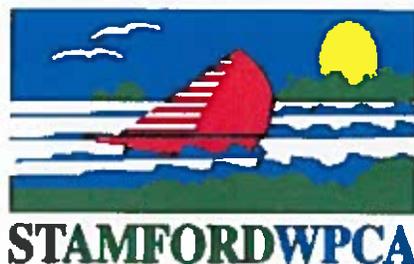
Sincerely,

**STAMFORD PLANNING BOARD**

  
Theresa Dell, Chair

TD/lac

William P. Brink, P.E. BCEE  
Executive Director  
Stamford Water Pollution Control Authority  
203-977-5809  
wbrink@stamfordct.gov



Edward Kelly, Chairman  
SWPCA Board of Directors  
Stamford Water Pollution Control Authority  
ekelly@stamfordct.gov

November 18, 2021

To: Vineeta Mathur, Associate Planner

From: Ann Brown, P.E. – SWPCA Supervising Engineer *AMB*

Subject: **Application 221-26-West Avenue Industrial, LLC (the “Applicant”), 650 West Avenue (aka 419-650 West Avenue), Stamford, CT – Site and Architectural Plans and/or Requested Uses and Special Permit**

The Stamford WPCA has reviewed the referenced application proposing to demolish 419A West Avenue (approx. 70,000 sq. ft.) currently used as office space and construct a new 74,891+/- sq. ft. building in the same general location to be used as flex-industrial space and associated offices. The sky bridge connecting 419A and 419B will be removed and there will be modest modifications to building 419B. There will be no changes to building 650 West Avenue.

SWPCA offers comments to be addressed by a licensed engineer in the State of Connecticut as follows:

1. Proposed new sanitary lateral connection to the existing manhole must be scheduled with WPCA Collection Systems Supervisor three days in advance for WPCA staff to witness the connection activity. Both the outside and inside access points via the structure wall need to be properly sealed with hydraulic cement. Invert elevation must match existing manhole trough elevation.
2. Access to WPCA’s existing sanitary sewer pump station and sanitary sewer easements must be maintained throughout the redevelopment process. Provide details on how this will be accomplished.
3. The sanitary sewer pump station’s existing telecommunications is received via the existing building’s interior conduit system. During the demolition and/or redevelopment process, the telecommunications infrastructure need to be modified to ensure that station’s telecommunications operate independently from the new building. Provide details on how telecommunications will be maintained.
4. Any proposed construction dewatering activities discharging into the public sanitary sewer system requires the submission of CTDEEP’s general permit application along with a detailed description of the pretreatment system to Stamford WPCA for review and approval.
5. Offices are depicted on the 2nd floor mezzanine floor plan (A2.2). Office kitchen and/or other cafeteria facilities are not shown in the architectural drawings. Be advised, if there are plans to incorporate office kitchen(s)/cafeteria for this building, refer to Food Service Guidance Document and Checklist for additional plans and documents required for WPCA review. This information is

6. available on Stamford WPCA's website under the fats, oil, and grease abatement program section:  
<https://www.stamfordct.gov/government/operations/water-pollution-control-authority>
7. It appears that the proposed building will be constructed over the existing sanitary sewer. Will the existing sewer be abandoned? Provide construction details for the sanitary sewer including plans and profiles. Provide a detailed schedule for construction indicating how sanitary sewer service will be maintained.
8. Provide details on the proposed building and "modest modifications" to building 419B as it relates to the number of sewer units proposed.
9. Provide details and indicate on construction drawings how access to the pump station and existing sanitary sewer and sanitary sewer easements will be maintained during construction.
10. Upon issuance of a Certificate of Occupancy, the owner will be subject to a Connection Charge for any additional sewer units resulting from the construction. The Connection Charge is based on a "Sewer Unit" system at the then current sewer rate.

The WPCA reserves the right to make future comments on revised plan submittals.

If you have any questions, please call me at 203-977-5896.

Cc: William Brink, P.E., Executive Director WPCA  
Stephen W. Pietrzyk, Collection Systems Supervisor WPCA  
Jane Gibeault, Regulatory Compliance Coordinator