

**AGENDA**  
*(REVISED APRIL 7, 2022)*  
**STAMFORD PLANNING BOARD**  
**REGULAR MEETING**  
**VIA THE INTERNET & CONFERENCE CALL**  
**TUESDAY, APRIL 12, 2022**  
**6:30 p.m.**

**JOIN ZOOM MEETING**  
<https://us02web.zoom.us/j/88333391885>

*Meeting ID: 883 3339 1885*  
*Passcode: 019572*

**ONE TAP MOBILE**  
+13126266799,,88333391885#,,,,\*019572# US (Chicago)  
+19292056099,,88333391885#,,,,\*019572# US (New York)

**DIAL BY LOCATION**  
+1 312 626 6799 US (Chicago)  
+1 929 205 6099 US (New York)  
+1 301 715 8592 US (Washington DC)

*Meeting ID: 883 3339 1885*  
*Passcode: 019572*

**FIND YOUR LOCAL NUMBER: <https://us02web.zoom.us/j/kdaO41eLk5>**

**Web & Phone Meeting Instructions:**

- *If your computer/smartphone has mic and speaker then:  
Type in, paste or click the following link: <https://us02web.zoom.us/j/88333391885>; **OR***
- *If not, then **Call-in** using the **phone number & password** provided above.*
- *Sign-up for Planning Board meeting updates by emailing [lcapp@stamfordct.gov](mailto:lcapp@stamfordct.gov).*

**Web Meeting Ground Rules:**

- *The meeting shall be recorded and the video shall be posted on the City of Stamford website [http://cityofstamford.granicus.com/ViewPublisher.php?view\\_id=8](http://cityofstamford.granicus.com/ViewPublisher.php?view_id=8)*
- *The Planning Board shall moderate the audio for attendees.*
- *Attendees shall be on mute and will be unmuted when called to speak by the Planning Board members.*
- *Applicants will have 20 minutes to make their presentation.*
- *Any applicant wishing to submit written testimony can send it prior to the meeting to [lcapp@stamfordct.gov](mailto:lcapp@stamfordct.gov) or submit through a Chat message to the Planning Board Chair during the meeting.*

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**PLANNING BOARD MEETING MINUTES:**

March 29, 2022

**REQUEST FOR AUTHORIZATION:**

- 1. PURCHASE & SALE AGREEMENT - 35 CRESCENT STREET:** Purchase & Sale Agreement by and between the City of Stamford and Crescent Housing Partners, LLC for the purchase of property together with equipment and other personal property, if any, all in as-is condition located on property known as 35 Crescent Street, Stamford, CT for the purchase price of \$5,961,240.00. The purchase price is comprised of (i) a \$700,000.00 cash payment and (ii) \$5,261,240.00 worth of consideration in lieu of cash for developing the property for affordable housing pursuant to the City’s RFP and Crescent Housing Partners’ proposal.
- 2. TRIENNIAL LIST (Tabled From November 16, 2021):** In accordance with Section §9-4 of the City Code of Ordinances, the Director of Administration has submitted a list of real property owned and leased by the City (the Triennial List) to the Planning Board, the Board of Finance and the Board of Representatives for review with the objective of recommending future use or disposal of unused properties.

**REQUEST FOR AUTHORIZATION**

**SUPPLEMENTAL CAPITAL PROJECT APPROPRIATION REQUESTS:**

- 1. CAPITAL PROJECT CLOSEOUT RECOMMENDATION:** Pursuant to Stamford City Code Section 8-2, partial closeout of the following capital projects is being recommended:

<b>Project No.</b>	<b>Project Name</b>	<b>Closeout Amount</b>	<b>Funding Source</b>
CP8700	Lione Park Capital Upgrade	\$361,200.99	Bond (City)

- 2. BARRET PARK - PROJECT #001265 - TOTAL REQUEST \$610,000.00:** Demolition of existing playground; ADA compliant, 2-5 & 5-12 play areas that include poured-in-place (PIP) rubber safety surfacing; under-drainage for safety surfacing and drainage repair for wet area in playground area; grading plan; site fencing; walkway access and administrative oversight of contractor.
- 3. NORTHROP PARK - PROJECT #001264 - TOTAL REQUEST \$550,000.00:** Demolition of existing basketball court; site work/drainage; installation of a new basketball court; walkway access; administrative oversight for contractor and final design and bid documents.

**ZONING BOARD REFERRALS:**

- 1. ZB APPLICATION #222-10 - MC-MYANO, LLC - 50 MYANO LANE - Special Permit:** Applicant is seeking a special Permit approval pursuant to Section 4.B.9c to allow the 13th apartment (previously office space) to remain within the existing building. The existing building is located on the portion of the property within the R-5 Zone.
- 2. ZB APPLICATION #222-11 - CITY OF STAMFORD ZONING BOARD - Map Change:** The City of Stamford Zoning Board is proposing a rezoning for properties surrounding the Mill River Park currently located in the R-5, R-MF, R-H, C-L, C-G, P-D, M-G & MR-D Districts to the proposed P, R-HD, MR-D & TCD-D Districts.
- 3. ZB APPLICATION #222-12 - CITY OF STAMFORD ZONING BOARD - Map Change:** The City of Stamford Zoning Board is proposing a rezoning for properties currently located in the C-L, C-G & M-G Districts to the TCD-D (Transportation Center Design District). This rezoning will affect properties in Subarea A located between the Mill River to the west and Atlantic Street to the east.

4. **ZB APPLICATION #222-13 - CITY OF STAMFORD ZONING BOARD - Map Change:**  
The City of Stamford Zoning Board is proposing a rezoning for properties currently located in the M-L, M-G & R-MF Districts to the TCD-D (Transportation Center Design District). This rezoning will affect properties in Subarea B located between Atlantic Street and Pacific Street.
5. **ZB APPLICATION #222-14 - CITY OF STAMFORD ZONING BOARD - Map Change:**  
The City of Stamford Zoning Board is proposing a rezoning for properties currently located in the M-L & M-G Districts to the R-HD (Residential High Density District). This rezoning will affect properties in Subarea C located east of Pacific Street.

**OLD BUSINESS:**

None.

**NEW BUSINESS:**

Next regularly scheduled Planning Board meetings are:

- April 19, 2022 (ZB Applications #222-03 & #222-04 - 441 Canal Street)
- April 26, 2022