

THE ZONING BOARD WILL CONDUCT A PUBLIC HEARING AND A REGULAR MEETING ON MONDAY, MAY 4, 2020, AT 7:00 PM EST THROUGH A WEB AND PHONE MEETING

The Zoning Board Meeting on May 4, 2020, at 7:00 pm will be hosted remotely. To attend, click on the following Zoom link:

<https://us02web.zoom.us/j/88188361501?pwd=SzdDZlVlb25UU3BKc2VodGo4aDRhZz09>

Meeting ID: 881 8836 1501

Password: 018876

You can also dial in using your phone:

One tap mobile

+19292056099,,88188361501#,,1#,018876# US (New York)

+13126266799,,88188361501#,,1#,018876# US (Chicago)

Dial by your location

+1 929 205 6099 US (New York)

+1 312 626 6799 US (Chicago)

+1 301 715 8592 US (Germantown)

+1 669 900 6833 US (San Jose)

+1 253 215 8782 US (Tacoma)

+1 346 248 7799 US (Houston)

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The meeting agenda and additional information is available on the Zoning Board webpage: <https://www.stamfordct.gov/zoning>

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*
- *The Zoning Board shall moderate the audio for attendees.*
- *Attendees shall be on mute and will be unmuted when called to speak by the Zoning Board members.*
- *Applicants will have 20 minutes to make their presentation*
- *Speakers from the public will have 3 minutes each to speak*

- Any applicant/public speaker wishing to submit written testimony can send it prior to the meeting to vmathur@stamfordct.gov or submit through a Chat message to the Zoning Board Chair during the meeting.
- Please do not send messages to 'Everyone' in the chat because it is distracting for all attendees..
- Any applicant/public speaker wishing to speak shall send a chat message to the Moderator/Zoning Board Chair with the project name to sign-up to speak.
- Any applicant/public speaker shall announce their name clearly for the record prior to speaking.

Please Note: Start times are approximate and subject to change*

REGULAR MEETING

Start Time

- 7:00pm**
1. **Stamford Stormwater Drainage Manual** – The “Omnibus” Zoning Regulation text changes include updating Section 15 – Sustainability to include a subsection on stormwater management. The subsection refers to the recently completed “City of Stamford Stormwater Drainage Manual”. The City’s consultants at Fuss & O’Neill will make a brief presentation on the manual.

PUBLIC HEARING CONTINUED FROM APRIL 20, 2020

Start Time

- 7:20pm**
1. **Application 220 -05 – LADDINS TERRACE ASSOCIATES LLC (Owner) and WENDY’S PROPERITES, LLC (Lessee), 1938 West Main Street, Stamford, CT., – Site and Architectural Plan and/ or Requested Uses,** - Proposing to construct a Wendy’s Restaurant with a drive-through. Property is located within the M-L (Light- Industrial) zoning district.

Start Time

- 7:50pm**
2. **Application 220 -10 – LGS, LLC; TPS Associates, LLC, 244 West Avenue,248 West Avenue and 50 Grenhart Road, Stamford, CT.,- Site & Architectural Plans and or Requested Uses and a Special Exception** – Applicant is proposing to construct a car dealership “Acura of Stamford” along with associated site work and landscaping. Property is located within the NX-D zoning district.

Start Time

- 8:20pm**
3. **Application 220-15– DAVETTE STEPHENS, 1425 Bedford Street, Stamford, CT., - Special Exception,** - Applicant is requesting a Special Exception to operate a child day care facility at 1425 Bedford Street. The property is in the R-H Zoning District.

REGULAR MEETING

Start Time

- 8:50pm**
1. Approval of Minutes: **April 20, 2020**

PENDING APPLICATIONS

Start Time
9:00pm

1. Application 219-23- CITY OF STAMFORD – ZONING BOARD, 888 Washington Boulevard, Stamford, CT,- Text Change.
2. Application 220 -04 -- Jackie Kaufman of Carmody Torrance Sandak & Hennessey LLP representing Laddins Terrace Associates LLC (Owner) and Wendy's Properties, LLC (Lessee) - 1938 West Main Street – Text Change.
3. Application 220 -05 – LADDINS TERRACE ASSOCIATES LLC (Owner) and WENDY'S PROPERITES, LLC (Lessee), 1938 West Main Street, Stamford, CT., –Site and Architectural Plan and/ or Requested Uses.
4. Application 220 -10 – LGS, LLC; TPS Associates, LLC, 244 West Avenue, 248 West Avenue and 50 Grenhart Road, Stamford, CT.,- Site & Architectural Plans and or Requested Uses and a Special Exception.
5. Application 220-15– DAVETTE STEPHENS, 1425 Bedford Street, Stamford, CT., - Special Exception.

ADMINISTRATIVE REVIEW

Start Time
9:45pm

1. **Administrative Approval** of a Shared Parking Plan pursuant to Section 12.L of the City of Stamford Zoning Regulations to permit the shared use of parking between a Wendy's Restaurant and a CVS Pharmacy, both located at 1938 West Main Street
2. **Applications 207-12 and 207-13MOD – ESRT METRO TOWER, LLC (Metro Green), 669 Atlantic Street (Block 21), Amended General Development Plan (GDP), Special Exception, Amended Final Site & Architectural Plans and Coastal Site Plan Review**, to construct approximately a 325,000 square foot office tower, and 258 dwelling units in four separate buildings, as well as associated parking, landscaping and streetscape improvements (*Request for extension of time*).
3. **Application 212-05 – Site & Architectural Plan and Coastal Site Plan Review (CSPR), BBSF, LLC**, Final Site Plan and CSPR requesting approval of a 325,000 square foot, 17-story office tower, parking garage and associated landscape and streetscape improvements, located at One Station Place, part of the mixed-use, transit-oriented development Metro Green Project. (*Request for extension of time*).

ADJOURNMENT

Zagenda 5042020