

MINUTES OF PLANNING BOARD REGULAR  
MEETING #3359 TUESDAY, MARCH 25, 2003, 7<sup>TH</sup> FLOOR  
CONFERENCE ROOM, GOVERNMENT CENTER,  
888 WASHINGTON BLVD., STAMFORD

Present for the Board were: Duane Hill, Chairman; Rose Marie Grosso; Theresa Dell; Claire Fishman; and Helane E. Rheingold.

The Chairman, Mr. Hill opened the meeting at 7:30 PM.

**Zoning Board Referrals:**

**ZB Appl. 203-03 William B Levine** requesting a text change of Article III, Section 9, to allow neighborhood commercial & professional office uses on the ground floor in the P-D District. Attorney Jane Freeman presented the application and said that it was consistent with the Master Plan. Several members expressed concern over some of the uses permitted in the C-N District as not being consistent with residential use. Mrs. Grosso moved to recommend approval with the modification that certain C-N uses not be permitted. Mrs. Dell seconded the motion and it passed unanimously with all members present voting.

**ZB Appl. 203-04 Richard W. Redniss** requesting a text change of Article III, Section 9-A-2, R-D to provide a below market rate housing requirement. Mr. Redniss and Attorney Hennessey presented the application. Mr. Redniss stated that the application is consistent with the Master Plan. He showed how the amendment might apply to a demonstration site at Pipers Hill. Board members asked a number of questions as to the priority groups for the housing, and whether or not to include rental as well as for sale housing in the proposal. Mr. Redniss agreed to develop revised language and the Board tabled action on this matter.

**Zoning Board of Appeals Referrals:**

**ZBA Appl. 050-03 Steven & Shannon Campana** requesting a variance of height regulations to reconstruct a roof on an existing home at 278 Ocean Drive West. After discussion, Mrs. Dell moved to recommend approval. Mrs. Rheingold seconded the motion and it passed unanimously with those present voting.

**ZBA 051-03 Alliance Energy Corp.** requesting a special exception and variances to allow a convenience store to replace a service station component and to increase the number of fueling pumps at 636 Washington Blvd. (EXXON). Attorney Paul Tusch presented the application and stated that it did not include a

drive-in facility and any parking variances. Mrs. Rheingold moved to recommend approval. Mrs. Fishman seconded the motion and it passed unanimously with those present voting.

Correspondence:

**From Carlo Errico, Subdivision #3833** requesting an extension of time to file the final map. Mrs. Dell moved to approve and Mrs. Grosso seconded the motion with those members voting present.

There being no further business, the meeting was adjourned at 9:40 PM.

Respectfully submitted,  
Duane Hill, Chairman, Stamford Planning Board

Note: These proceedings were recorded on tape and are available for review during regular business hours.