

**CITY OF
STAMFORD**



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

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

INTEROFFICE MEMORANDIUM

TO: Zoning Board Office

FROM: Frank W. Petise, PE
Transportation Bureau Chief



Jianhong Wang, PE, PTOE, RSP1
Traffic Engineer

DATE: April 26, 2023

RE: Zoning Board Applications 223-16, 223-17, 223-18 Text Changes

Applications #223-16, 223-17, 223-18

888 Washington Blvd
City of Stamford

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

- Zoning Board applications received March 27th,
- Proposed text changes

The proposed text changes associated with application 223-16, 223-17, and 223-18 do not appear to have adverse effect on traffic or parking.

CITY OF STAMFORD

MAYOR
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CITY ENGINEER
LOUIS CASOLO, JR., P.E.
Email: LCasolo@StamfordCT.gov

INTEROFFICE MEMORANDUM

May 3, 2023

To: Vineeta Mathur Principal Planner

From: Willetta Capelle P.E. - Coordinator of Site Plan Reviews and Inspections

Subject:

**888 Washington Boulevard - City of Stamford
Zoning Application No. 223-18**

The Engineering Bureau received documents for a Zoning Text Change proposing to create a separate Section for General Development Plans in the Zoning Regulations with uniform requirements across different uses and districts and to simplify application procedures.

The Engineering Bureau offers the following comments:

- 1) For the proposed Section 19.J.3.c., it is suggested that the required Existing Conditions Maps show adjacent property buildings/structures and ownership.
- 2) The Engineering Bureau reserves the right to review all General Development Plans and Modifications of General Development Plans
- 3) All proposed developments must comply with the City of Stamford Stormwater Drainage Manual.

Please contact me at 203-977-4003 with any questions.

Reg. No. 127



City of Stamford
ENVIRONMENTAL PROTECTION BOARD
INTEROFFICE CORRESPONDENCE

March 30, 2023

To: Vineeta Mathur, Principal Planner
Land Use Bureau, Stamford

From: Robert Clausi, EPB Executive Director 

Subject: Zoning Board Application 223-18 / City of Stamford Zoning Board
Text Change

EPB staff have reviewed the above-referenced text amendment to create a separate section for General Development Plans in the Zoning Regulations with uniform requirements across different uses and districts and to simplify application procedures.

EPB staff offers no comment beyond thanking you for the opportunity to review this application.

MAYOR
Caroline Simmons



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

DIRECTOR OF OPERATIONS
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lcohen@stamfordct.gov

April 26, 2023

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

RE: ZB APPLICATION #223-18 - CITY OF STAMFORD ZONING BOARD - Text Change

Dear Mr. Stein & Members of the Zoning Board:

During its regularly scheduled meeting held on Tuesday, April 25, 2023, the Planning Board reviewed the above captioned application referred in accordance with the requirements of the Stamford Charter.

The purpose of this Text Change is to create a separate section for General Development Plans in the Zoning Regulations with uniform requirements across different uses and districts and to simplify application procedures.

After a brief discussion, the Planning Board unanimously voted to recommended **approval** of **ZB Application #223-18** and this request is compatible with the neighborhood and consistent with the 2015 Master Plan.

Sincerely,

STAMFORD PLANNING BOARD

Theresa Dell, Chair

TD/lac

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**CITY OF STAMFORD, CONNECTICUT
HARBOR MANAGEMENT
COMMISSION**

90 Magee Avenue
Stamford, Connecticut 06902

April 29, 2023

Ms. Vineeta Mathur
Associate Planner
Land Use Bureau
Stamford Government Center
888 Washington Blvd.
Stamford, CT 06901

Subject: Applications 223-18: City of Stamford – Zoning Text Changes

Dear Ms. Mathur:

The Stamford Harbor Management Commission (SHMC) has reviewed the above-referenced proposal by the City of Stamford Zoning Board (the Applicant), 888 Washington Boulevard, Stamford, Connecticut, for Zoning Text changes to create a separate Section for General Development Plans in the Zoning Regulations.

As the proposal may affect property located within the coastal boundary and therefore may affect property on, in, or contiguous to the Harbor Management Area, it is subject to review by the SHMC to determine its consistency with the Stamford Harbor Management Plan (Harbor Management Plan). The requirements of this review are specified in Sec. 22a-113p of the Connecticut General Statutes, Sec. 6-62 of the Stamford Code of Ordinances, and the Harbor Management Plan. Pursuant to the General Statutes, City Code, and the Plan, a 2/3 vote of all members of the Zoning Board is needed to approve a proposal that has not received a favorable recommendation from the SHMC.

The SHMC discussed this matter during its meeting on April 18, 2023. With the understanding that the proposed Zoning Text changes are not anticipated to significantly affect the Harbor Management Area, the SHMC approved a motion to find no objection to the proposal. Please be advised that the SHMC reserves its right to review the proposal and provide additional comments at such time as it may be modified or be the subject of other applications, additional information is provided, or the proposal is the subject of a public hearing.

If you have any questions or require any additional information, please contact me at (315) 651-0070 or dortelli@stamfordct.gov.

Sincerely,

Dr. Damian Ortelli

Dr. Damian Ortelli
Chairman, Stamford Harbor Management Commission

cc:

Robert Karp, Chairman, SHMC Application Review Committee
Karen Michaels, CT DEEP Land and Water Resources Division
Matthew Quinones, City of Stamford Director of Operations
Maria Vazquez-Goncalves, SHMC Administrator

To: Vineeta Mathur, Principal Planner

From: Kristin Floberg, Senior Planner

Re: CT Statutory Referral to WestCOG from Stamford- Attached Zoning Amendment

Date: March 31, 2023

Thank you for submitting the attached referral to WestCOG.

The opinion of WestCOG staff is that the proposal is of local interest and with minimal intermunicipal impact. Therefore, it is not being forwarded to adjacent municipalities and the regional staff is making no comment.

From: Briscoe, Tracy <TBriscoe@StamfordCT.gov>

Sent: Wednesday, March 29, 2023 12:39 PM

To: Kristin Floberg <kfloberg@westcog.org>

Subject: City of Stamford - Zoning Board - New Application 223-18

Hi Kristin,

Please see attached an application (223-18) for your review and comments.

Thanks Tracy