

Revised February 15, 2024

THE ZONING BOARD WILL CONDUCT A PUBLIC HEARING AND A REGULAR MEETING ON MONDAY, FEBRUARY 26, 2024, AT 6:30 PM ET THROUGH A WEB AND PHONE MEETING

The Zoning Board Meeting on February 26, 2024, at 6:30 pm will be hosted remotely. To attend, click on the following Zoom link to register in advance for the Webinar:

https://us02web.zoom.us/webinar/register/WN_cKHnkthJQvGC8wnW06Q5-g

After registering, you will receive a confirmation email containing information about joining the webinar.

You can also dial in using your phone:

One-tap mobile:

US: +13017158592,,82874656236#,,,,*126308# or +13052241968,,82874656236#,,,,*126308#

Dial or higher quality, dial a number based on your current location):

US: +1 301 715 8592 or +1 305 224 1968 or +1 309 205 3325 or +1 312 626 6799 or +1 646 558 8656 or +1 646 931 3860 or +1 346 248 7799 or +1 360 209 5623 or +1 386 347 5053 or +1 507 473 4847 or +1 564 217 2000 or +1 669 444 9171 or +1 669 900 9128 or +1 689 278 1000 or +1 719 359 4580 or +1 253 205 0468 or +1 253 215 8782

Webinar ID: 828 7465 6236

Password: 126308

International numbers available:

<https://us02web.zoom.us/join?m=ODI4NzQ2NTYyMzY.gyjgyUR94OZh8Zo0qsVW6EqmFTIFoVvE>

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.*

- Please do not send messages addressed to 'Everyone' in the Q&A because it is distracting for all attendees.
- Any applicant/public speaker wishing to speak shall send a Q&A message to the Moderator/Zoning Board Chair with the project name to sign-up to speak.
- If you are dialing in through the phone, use *9 to raise your hand and *6 to unmute when called upon.
- Any applicant/public speaker shall announce their name and address clearly for the record prior to speaking.

Zoom resources for attendees:

Web attendees

<https://support.zoom.us/hc/en-us/articles/115004954946-Joining-and-participating-in-a-webinar>

Phone attendees

<https://support.zoom.us/hc/en-us/articles/201362663-Joining-a-Zoom-meeting-by-phone>

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

UPDATES AND DISCUSSIONS

Start Time

- 6:30pm**
1. **Presentation from Jonathan Gottlieb, President, Rippowam Corporation, Charter Oak Communities** on Affordable housing need and sources of finance.

PUBLIC HEARING CONTINUED from FEBRUARY 5, 2024

Start Time

- 7:00pm**
1. **Application 223-44 -Pacific House Inc. & Mica Development Co LLC, 66 Stillwater Avenue, Stamford CT – Site and Architectural Plans and/or Requested Uses, Coastal Site Plan Review and a Special Permit** – Applicant is proposing the construction of an 18-unit deeply affordable residential building along with associated landscaping and parking. The property is located within the V-C (Village Commercial) zoning district.

PUBLIC HEARING

Start Time

- 7:30pm**
1. **Application 224-03- GBR Broad & Summer LLC & Rubford LLC (owner), 74 Broad Street, Stamford, CT – Map Change,** - Applicant is proposing a map change to a portion of 74 Broad Street and 96 Broad Street properties from the current C-L (Limited Business) zoning district to the proposed C-G (General Commercial) zoning district.

REGULAR MEETING

Start Time

- 8:15pm**
1. Approval of Minutes: **February 5, 2024**

PENDING APPLICATIONS

Start Time
8:25pm

1. Application 223-44 -Pacific House Inc. & Mica Development Co LLC, 66 Stillwater Avenue, Stamford CT – Site and Architectural Plans and/or Requested Uses, Coastal Site Plan Review and a Special Permit.
2. Application 224-03- GBR Broad & Summer LLC & Rubford LLC (owner), 74 Broad Street, Stamford, CT – Map Change.

ADMIISTRATIVE REVIEW

Start Time
8:45pm

1. **Application 222-04 - First National Joint Venture, LLC and Canal Street Fund LLC (collectively the Applicants), 18 Dock Street (formerly known as 0 (001-7722) Canal Street, 441 & 481 Canal Street and 50 John Street), Stamford CT –Site & Architectural Plans and/or Requested Uses, Special Permit and a Coastal Site Plan Review** - a mixed-use building consisting of 395 apartments, ground floor retail space, amenity space, 427 parking spaces and associated landscaping and site improvements ***(Requesting a correction of the BMR housing obligation calculation)***.

ADJOURNMENT

Zagenda 02262024

NOTE: All items on this Agenda are noticed for decision and possible action.