



City of Stamford
ENVIRONMENTAL PROTECTION BOARD
INTEROFFICE CORRESPONDENCE

February 15, 2024

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

From: Robert Clausi, EPB Executive Director 

Subject: ZB Application 224-07
City of Stamford – Zoning Board – Text Change

EPB staff has reviewed the above-referenced application to consolidate and re-order the sections of the Stamford Zoning Regulations.

EPB has no comment on this proposal and has no objection to this text change moving forward through the Zoning Board's review process. Thank you for the opportunity to review these changes.

CITY OF STAMFORD

MAYOR
CAROLINE SIMMONS

DIRECTOR OF OPERATIONS
MATT QUINONES
Email: MQuinones@StamfordCT.gov



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

INTEROFFICE MEMORANDUM

February 15, 2024

To: Vineeta Mathur Principal Planner

From: Susan Kisken P.E. - Coordinator of Site Plan Reviews and Inspections

Subject:

**- Text Changes
Zoning Application No. 224 -05,06,& 07**

The Engineering Department of the City of Stamford has reviewed the above-mentioned applications for text change and has determined the following:

Application 224-05:

The Engineering Department of the City of Stamford has reviewed this application and has determined that the proposal has no impact on any authority of this Department.

Application 224-06:

The Engineering Department of the City of Stamford has reviewed this application and has determined that the proposal has no impact on any authority of this Department.

Application 224-07:

The Engineering Department of the City of Stamford has reviewed this application and has determined that the proposal has no impact on any authority of this Department.

The Engineering Department has no objection to these applications continuing with the approval process. In accordance with the City of Stamford's MS4 Permit, we encourage water quality improvements, minimizing impervious surfaces and LIDs. Developments will have to comply with the City of Stamford Drainage Manual.

Thank you for the opportunity to review these applications and if you have any questions, please call me at (203)977-6165.

Reg. No. 46

Briscoe, Tracy

From: Anger, Cynthia
Sent: Wednesday, March 20, 2024 11:01 AM
To: Blessing, Ralph
Cc: Mathur, Vineeta; Briscoe, Tracy
Subject: Appl. 224-07

All:
I have reviewed the proposed amendments to the Zoning Regulations and have no comments as the changes are of a non-substantive nature.

ZONING BOARD

MAR 20 2024

RECEIVED

To: Vineeta Mathur, Principal Planner

From: Kristin Floberg, Senior Planner

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

Date: February 16, 2024

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: Thursday, February 15, 2024 11:56 AM

To: Kristin Floberg <kfloberg@westcog.org>

Subject: City of Stamford- Zoning Board - New Application 224-07

Hi Kristin,

Please see attached a new application (224-07) for your review and comments.

Thanks Tracy

From: Buttenwieser, Luke <LButtenwieser@StamfordCT.gov>

Sent: Tuesday, February 20, 2024 10:09 AM

To: Blessing, Ralph <RBlessing@StamfordCT.gov>; Mathur, Vineeta <VMathur@StamfordCT.gov>

Cc: Petise, Frank <FPetise@StamfordCT.gov>

Subject: 224-07 TTP Comments

Hi Ralph and Vineeta,

For text change 224-07, TTP offers the following comment:

- We propose shifting Section 19.F (Parking Management Plans) and Section 19.G (Transportation Demand Management Plans) to Section 12 to consolidate all mobility related components of the Zoning Regulations into Section 12.

Thank you.

Luke Buttenwieser
Transportation Planner
City of Stamford
Transportation, Traffic & Parking
888 Washington Blvd., 7th Floor
Stamford, CT 06901
Office: (203) 977-1742
Cell: (203) 356-5789

MAYOR
Caroline Simmons



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

DIRECTOR OF OPERATIONS
Matthew Quiñones

Land Use Bureau Chief
Ralph Blessing

Principal Planner
Vineeta Mathur
(203) 977-4716
vmathur@stamfordct.gov

Associate Planner
Lindsey Cohen
(203) 977-4388
lcohen@stamfordct.gov

March 14, 2024

MAR 20 2024

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

RE: ZB APPLICATION #224-07 - STAMFORD ZONING BOARD - Text Change

Dear Mr. Stein & Members of the Zoning Board:

During its regularly scheduled meeting held on Tuesday, March 12, 2024, the Planning Board reviewed the above captioned application referred in accordance with the requirements of the Stamford Charter.

Applicant proposes to bring the ongoing reorganization of the Zoning Regulations to a conclusion by consolidating and re-ordering Zoning Sections. Cross-references across sections will be updated with the new section numbers, placeholders will be added for districts without standalone sections and the Table of Contents will be updated to reflect these changes.

Vineeta Mathur, Principal Planner, made a presentation and answered questions from the Board.

After considerable discussion, the Planning Board unanimously voted to recommended **approval** of **ZB Application #224-07** and found this request to be in general harmony with the 2015 Master Plan.

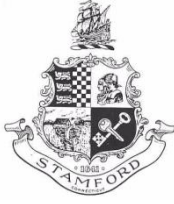
Sincerely,

STAMFORD PLANNING BOARD

Theresa Dell, Chair

TD/lac

MAYOR
CAROLINE SIMMONS



CHAIRMAN
DR DAMIAN ORTELLI
VICE CHAIRMAN
RAYMOND L. REDNISS
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WILLIAM MALLOY, JR.

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

90 Magee Avenue
Stamford, Connecticut 06902

April 6, 2024

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

Subject: Applications 224-06; 224-07; 224-09; and 224-10: City of Stamford Zoning Board– Zoning Text Changes

Dear Ms. Mathur:

The Stamford Harbor Management Commission (SHMC) has reviewed the above-referenced applications prepared by the Stamford Zoning Board, 888 Washington Boulevard, Stamford, CT, to amend certain sections of the Zoning Regulations for the purposes described in the applications. Our review is in accordance with requirements set forth in the General Statutes, Stamford Code of Ordinances, and *Stamford Harbor Management Plan*.

The SHMC discussed this matter during its meeting on March 19, 2024 and agreed that the proposed text changes are not expected to have significant impacts on the Harbor Management Area. Accordingly, the SHMC approved a motion to express **no objection** to the applications with the understanding that the SHMC will review, when submitted, individual development proposals that are subject to the zoning text changes and that may affect the Harbor Management Area.

Please be advised that the SHMC reserves its right to continue to review the proposed text changes and provide additional comments at such time as the proposals may be modified, additional information is provided, or the proposals are 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:

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