

2nd Revision June 5, 2024

THE ZONING BOARD WILL CONDUCT A PUBLIC HEARING AND A REGULAR MEETING ON MONDAY, JUNE 10, 2024, AT 6:30 PM ET THROUGH A WEB AND PHONE MEETING

The Zoning Board Meeting on June 10, 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_XlLwpmLLSgmV-67qTHeTIA

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: +16469313860,,89841371721#,,,,*377115# or +16465588656,,89841371721#,,,,*377115#

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

US: +1 646 931 3860 or +1 646 558 8656 or +1 312 626 6799 or +1 301 715 8592 or +1 305 224 1968 or +1 309 205 3325 or +1 689 278 1000 or +1 719 359 4580 or +1 253 205 0468 or +1 253 215 8782 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

Webinar ID: 898 4137 1721

Password: 377115

International numbers available:

<https://us02web.zoom.us/join?m=ODk4NDEzNzE3MjE.TjI7vvqrk7NoKQFCVyiROA91pUYvGl6Z>

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 using the web wishing to speak should raise their hands using their 'raise your hand' button.
- 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*

Start Time

6:30pm

1. Discussion regarding pending litigation in the matter of 900 Long Ridge Road Property Owner, LLC v. City of Stamford Zoning Board (Application 223-34 -900 Long Ridge Road Property Owner LLC, 900 Long Ridge Road, Stamford, CT – Site and Architectural Plans and/or Requested Uses and a Special Permit). Potential Executive session.

REGULAR MEETING

1. Appointment of Acting Chief Zoning Enforcement Officer due to retirement of the incumbent.

PUBLIC HEARING CONTINUED

Start Time

7:00pm

1. **Application 224-07 – City of Stamford – Zoning Board, 888 Washington Boulevard, Stamford, CT, - Text Change** – The Application 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.

Start Time

7:40pm

2. **Application 223-38 -800 Long Ridge Road LLC, 800 Long Ridge Road, Stamford, CT – Site and Architectural Plans and/or Requested Uses and Special Permit** - Applicant is proposing a redevelopment consisting of 354 apartments and approximately 9,394 square feet of commercial space along with associated landscaping and site improvements.

Start Time

- 9:00pm** 3. **Application 224-08 -Summer Street Equity, LLC, 1600 Summer Street, Stamford, CT -Map Change** –Applicant is proposing to rezone 1600 Summer Street from the current RM-F (Multiple Family Residence Design) & C-L (Limited Business) to proposed C-G (General Commercial)

Note: The public hearing for this item will be continued to the July 08 Zoning Board meeting.

REGULAR MEETING

Start Time

- 9:05pm** 1. Approval of Minutes: **May 20, 2024**
2. Approval of Minutes: **May 30, 2024**

PENDING APPLICATIONS

Start Time

- 9:10pm**
1. **CSPR 1194 – 49 Seabeach Drive** – Applicant is proposing to construct an inground pool, equipment, spa, patio, fire-fit, and legalize generator. Application is in the CAM boundary.
 2. **Application 224-06 – City of Stamford – Zoning Board, 888 Washington Boulevard, Stamford, CT – Text Change**
 3. **Application 224-16 – Nautilus Botanicals EJVI LLC and 1308 East Main Street LLC, 1308 East Main Street, Stamford, CT – Special Permit & Coastal Site Plan Review**
 4. **Application 224-07- City of Stamford – Zoning Board, 888 Washington Boulevard, Stamford, CT - Text Change**
 5. **Application 223-38 - 800 Long Ridge Road LLC, 800 Long Ridge Road, Stamford, CT – Site and Architectural Plans and/or Requested Uses and Special Permit.**
 6. **Application 224-08 – Summer Street Equity, LLC, 1600 Summer Street, Stamford, CT – Map Change.**

ADMINISTRATIVE REVIEW

Start Time

- 9:40pm** 1. **Application 223-19 – 22-24 Dolsen LLC, 24 Dolsen Place, Stamford CT.,- Site & Architectural Plan and/or Requested Uses, Special Permit and Application for approval for addition to the Stamford Cultural Resources Inventory (CRI)** –Applicant is proposing improvements to the

façade and reconfiguration of the interior to accommodate a third dwelling unit along with provision of associated parking pursuant to Section 7.3 Historic Preservation. The existing detached shed and the exterior staircase in the rear of the building are proposed to be removed. ***(Requesting an Extension of Time)***.

ADJOURNMENT

Zagenda 06102024

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