

Web Version

FOR PUBLICATION: THE ADVOCATE – TWO INSERTIONS – WED., NOV 6, 2024
WED., NOV 13, 2024

LEGAL NOTICE
ZONING BOARD – CITY OF STAMFORD

Application 224-01 – Notice is hereby given that the Zoning Board of the City of Stamford, CT will conduct a Public Hearing on Monday, **November 18, 2024**, at **6:30 p.m.** through a web and phone meeting to consider the application of the City of Stamford’s Zoning Board for a Text Change to clarify the regulations for the users.

AMEND Section 8.C.3., “Parking Standards” (Formerly Section 7.3.C.3.), as follows (note: the proposed language to be added to Section 8.C.3. is underlined):

Parking for *Historic Structures* to be preserved shall be subject to approval by the Zoning Board based on the proposed use, the available information, and a determination that the proposed plan provides for adequate parking in the vicinity and that no adverse impact will be created. Notwithstanding the other applicable parking standards of these Regulations, the Zoning Board, in its sole discretion, may approve the following minimum parking standards:

- a. No less than 0.5 *Parking Spaces* per Dwelling Unit within *Master Plan* Categories 9, 11, and 16, or less where permitted by these Regulations, and no less than 1.0 *Parking Spaces* per Dwelling Unit in all other *Master Plan Categories*, or less where permitted; provided, however, that no on-site parking shall be required if the *Building* is within 1,000 feet of a public parking garage, as measured from the entrance of the *Building* to the garage entrance, as the crow flies, or if sufficient on-street parking is available, as determined by the City of Stamford Transportation, Traffic and Parking Bureau;
- b. No less than 0.5 *Parking Spaces* per 1,000 sf of *Gross Floor Area* for non-residential uses within *Master Plan Categories* 9, 11, and 16, or less where permitted by these Regulations, and no less than 1.0 *Parking Spaces* per 1,000 sf of *Gross Floor Area* for non-residential uses in all other *Master Plan Categories*, or less where permitted; provided, however, that no on-site parking shall be required for non-residential uses with a *Gross Floor Area* of 2,000 sf or less per establishment or if located within 1,000 feet of a public parking garage, as measured from the entrance of the *Building* to the garage entrance, as the crow flies, or if sufficient on-street parking is available, as determined by the City of Stamford Transportation, Traffic and Parking Bureau; and
- c. The Zoning Board may reduce or waive the development standards of Table 12.5 (Minimum Distances of Parking Areas from Lot Lines and Buildings) and Table 12.6 (Location of Parking Areas and Loading Spaces in Yards) in order to facilitate the provision of on-site parking. All parking spaces or areas encroaching within the setbacks specified shall be constructed with pervious pavers. The Zoning Board may modify the dimensions of Parking Spaces exclusively used for residential uses, as defined by Section 12.A of these Regulations where the Transportation, Traffic and Parking Bureau finds that

such modification would not reduce circulation or affect maneuverability of parking operations.

Details regarding how to access the hearing will be posted on the City of Stamford Zoning Board webpage (www.stamfordct.gov/zoning) in advance of the Public Hearing. A full copy of the above referenced application is available for review by appointment in the office of the Zoning Board, 7th Floor of the Government Center, 888 Washington Boulevard, Stamford, Connecticut. At the above time and place all interested persons shall be given an opportunity to be heard. The hearing may be continued to such time and place as may be announced by the Zoning Board at the public hearing.

ATTEST: DAVID STEIN
 CHAIR, ZONING BOARD
 CITY OF STAMFORD, CT

Dated at the City of Stamford, CT
This 6th day of November, 2024