

**REVISED – APRIL 26, 2021**

**THE ZONING BOARD WILL CONDUCT A PUBLIC HEARING AND A REGULAR MEETING ON MONDAY, APRIL 26, 2021, AT 6:30 PM EST THROUGH A WEB AND PHONE MEETING**

*The Zoning Board Meeting on April 26, 2021, 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\\_pMCgM-fbRFmV4k6ujnbnew](https://us02web.zoom.us/webinar/register/WN_pMCgM-fbRFmV4k6ujnbnew)

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

**You can also dial in using your phone:**

IPhone one-tap:

US: +16465588656,,81779203164# or +13017158592,,81779203164#

Telephone:

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

US: +1 646 558 8656 or +1 301 715 8592 or +1 312 626 6799 or +1 253 215 8782 or +1 346 248 7799 or +1 669 900 9128

Webinar ID: 817 7920 3164

Password: 472481

International numbers available: <https://us02web.zoom.us/j/kc7BpmdkO4>

*The meeting agenda and additional information is available on the Zoning Board webpage: <https://www.stamfordct.gov/government/boards-commission/zoning-board>*

**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](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](mailto:vmathur@stamfordct.gov) or submit through a Chat message to the Zoning Board Chair during the meeting.*
- *Please do not send messages to 'Everyone' in the chat because it is distracting for all attendees..*
- *Any applicant/public speaker wishing to speak shall send a chat message to the Moderator/Zoning Board Chair with the project name to sign-up to speak.*

- Any applicant/public speaker shall announce their name clearly for the record prior to speaking.  
*\*Please Note: Start times are approximate and subject to change\*\**

**PUBLIC HEARINGS CONTINUED FROM APRIL 12, 2021**

**Start Time**

- 6:30pm**
1. **Application 221-09 – Garden Homes Fund, 1114 Hope Street, Stamford, CT, Site and Architectural Plans and/or Requested Uses, Special Permit, and Approval of Additions to the Stamford Cultural Resources Inventory (CRI)** – Applicant is proposing the redevelopment of 1114 Hope Street (Formerly the First United Methodist Church) by converting the existing structure and constructing an addition to create a total of 17 deeply affordable residential apartments. The existing first floor daycare would be retained. Property is located within the RM-1 District.

**PUBLIC HEARING**

**Start Time**

- 7:15pm**
1. **Application 221-08 – Stamford Research Drive LLC and FFD West LLC, 12 Research Drive, Stamford, CT –Site and Architectural Plans and/or Requested Uses and a Special Permit**, Applicant is proposing to operate a medical marijuana dispensary at 12 Research Drive. Property is located within the M-G Zone.

**Start Time**

- 8:00pm**
2. **Application 221-10 – 237-241 Henry Street, LLC, 237-341 Henry Street, Stamford, CT., - Site and Architectural Plans and/or Requested Uses, Special Permit, Coastal Site Plan Review and Application for approval for addition to the Stamford Cultural Resources Inventory (CRI)** - Applicant is requesting the approval for Critical Reconstruction of 237 Henry Street pursuant to Section 7.3.C.5 and construct seven attached condominium units in the rear of the property under the standards of Section 7.3.C. Property is located in the R-MF zoning district and within the CAM boundary.

**Start Time**

- 8:45pm**
2. **Application 220-22 - NGUYEN REALTY LLC, 302-312 Shippan Avenue, Stamford, CT – Site and Architectural Plans and/or Requested Uses and a Special Permit**, Applicant is requesting a Special Permit and Site and Architectural Plan and Requested Uses pursuant to Section 7.3 to facilitate renovation of two detached historical structures and construct an addition to create a total of 8 units along with on-site parking and ground floor retail.

**REGULAR MEETING**

**Start Time**

- 9:30pm**
1. Approval of Minutes: **April 12, 2021**

### PENDING APPLICATIONS

#### Start Time

9:40pm

1. Application 221-09 – Garden Homes Fund, 1114 Hope Street, Stamford, CT, Site and Architectural Plans and/or Requested Uses, Special Permit, and Approval of Additions to the Stamford Cultural Resources Inventory (CRI).
2. Application 221-08 – Stamford Research Drive LLC and FFD West LLC, 12 Research Drive, Stamford, CT –Site and Architectural Plans and/or Requested Uses and a Special Permit.
3. Application 221-10 – 237-241 Henry Street, LLC, 237-341 Henry Street, Stamford, CT., - Site and Architectural Plans and/or Requested Uses, Special Permit, Coastal Site Plan Review and Application for approval for addition to the Stamford Cultural Resources Inventory (CRI).
4. Application 220-22 - NGUYEN REALTY LLC, 302-312 Shippan Avenue, Stamford, CT – Site and Architectural Plans and/or Requested Uses and a Special Permit.

### ADMINISTRATIVE REVIEW

#### Start Time

10:15pm

1. 406 Washington Blvd – Charter - Proposed signage for tower #2.
2. Application 218-38 (MOD) – 583 PACIFIC CH LLC, 583 Pacific Street – Site & Architectural Plans and/or Requested Uses, Special Exception & Coastal Site Plan Review - Applicant is seeking to develop the property at 583 Pacific Street. Specifically, the applicant will maintain the original two (2) story portion of the existing building and replace the one (1) story annex and the surface parking area with a four (4) story addition and a surface parking area along with site landscaping improvements. *(Applicant proposing to modify the previously approved application (218-38) to permit a 1 story addition. This additional story will be occupied by four (4) two (2) bedroom apartments. Applicant is also seeking approval of Shared Parking pursuant to Section 12.L to permit the sharing of parking spaces between the 4 proposed residential units and the commercial uses).*

### ADJOURNMENT

Zagenda 4262021