

THE ZONING BOARD WILL CONDUCT A PUBLIC HEARING AND REGULAR MEETING ON MONDAY, JULY 27, 2015, AT 7:00 P.M., ON THE 4th FLOOR, CAFETERIA, GOVERNMENT CENTER BLDG, 888 WASHINGTON BLVD., STAMFORD, CT

PUBLIC HEARING

1. **Application 215-19 – 432 FAIRFIELD AVENUE, LLC, 432 Fairfield Avenue, Special Exception, Final Site & Architectural Plans and Coastal Site Plan Review,** requesting approval of Special Exception, Final Site & Architectural Plans and Coastal Site Plan Review to construct two buildings for industrial and commercial storage totaling approximately 48,643 sf on 2.05 acres in an M-G zone with parking and site improvements. Special Exception request under Section 7.5 for site development over 40,000 s.f. (*continued from July 20, 2015*).
2. **APPL. 213-38 – Final Site & Architectural Plan and Coastal Site Plan Review (CSPR), WALTER WHEELER DRIVE SPE, LLC and THE STRAND/BRC GROUP, LLC,** Requesting Final Site and Architectural Plans and Requested Uses and Coastal Site Plan Review related to the development of a new 16-story (155 feet) building with 391 housing units and associated parking and landscaping and is located in the SRD-S district at the southeast corner of the intersection of Washington Blvd. and Atlantic Street, Block #25 known as Harbor Point Block C8 (*continued from July 20, 2015*).

REGULAR MEETING

PENDING APPLICATIONS:

1. Application 215-11 – STAMFORD ZONING BOARD, Text change
2. Application 215-18 – JOSEPH POLICASTRO, JR./FRANK POLICASTRO, Special Exception
3. Application 215-19 – 432 FAIRFIELD AVENUE, LLC, 432 Fairfield Avenue, Special Exception, Final Site & Architectural Plans and Coastal Site Plan Review
4. Application 215-21 – BOYS & GIRLS CLUB OF STAMFORD, 347 Stillwater Avenue, Special Exception and Final Site & Architectural Plans
5. Application 213-38 – Final Site & Architectural Plan and Coastal Site Plan Review (CSPR), WALTER WHEELER DRIVE SPE, LLC and THE STRAND/BRC GROUP, LLC, Requesting Final Site and Architectural Plans and Coastal Site Plan Review.
6. CSPR-985 – EYAL AND IRINA VITA, 139 Houston Terrace, renovations of approximately 800 s.f. and new deck to existing single family structure on 0.18 acres in a R-7-1/2 zone within the CAM boundary.
7. CSPR- 970 – OSTERMAN, 70 Gurley Road, to construct a pool and gazebo with associated terracing and amenities on a property located at 70 Gurley Road in an R-10 zone within the CAM boundary.
8. CSPR-984 – ENGINEERING BUREAU, CITY OF STAMFORD, 99 Dyke Lane, Reconstruction and stabilization of the shoreline, pathways and site features to provide resiliency and repair of damage caused by recent super storms. This construction will require new stabilized embankment using rip-rap, new pathways using asphalt with stone

buffer strips. The proposed pathway has been adjusted from the location of the existing path creating a need to relocate certain site features such as, but not limited to, benches, light fixtures and plantings. The site is the 7-acre Kosciuszko waterfront park which is within the coastal management area.

APPROVAL OF MINUTES:

Minutes for Approval: None

OLD BUSINESS

1. **Appl. 212-23 Revised – TEN RUGBY STREET, LLC**, Text change (*request for discussion of Stipulated Judgement*).

NEW BUSINESS

Status Report on Strand v. ZBA Boatyard Court Case and Boatyard Consultant Contract

ADJOURNMENT

Agenda 7/27/15