

STAMFORD PLANNING BOARD  
SPECIAL MEETING  
APPROVED MINUTES, WEDNESDAY, NOVEMBER 12, 2014  
7<sup>th</sup> FLOOR LAND USE BUREAU, GOVERNMENT CENTER  
888 WASHINGTON BLVD., STAMFORD, CT

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Stamford Planning Board Members present were: Theresa Dell, Chair, Claire Fishman, William Levin, Zbigniew Naumowicz, Roger Quick, Jay Tepper and Michael Totilo. Present for staff was Norman F. Cole, AICP and David W. Woods, Ph.D., AICP, Principal Planner; also present for the consultants were: Frank Fish, FAICP, Principal, BFJ Consulting.

Ms. Dell, Chair called the meeting to order at 6:30 p.m.

**DISCUSSION: Master Plan 2015 – 2025**

The Board spent the first part of the meeting discussing the four requests that the Board requested Mr. Cole to provide a staff assessment. These included:

1. Reclassify 10 properties fronting on the west side of Long Ridge Road, from Category #2 Residential, Low Density Single Family to Category #8 Mixed-Use Campus. Mr. Cole recommended that the Board consider only one vacant property, 710A Long Ridge Road to be changed to Category #8, Mixed-Use Campus. After considerable discussion, Mr. Tepper moved to keep all 10 properties in question in Category 2, Low Density Single Family; Ms. Fishman seconded the motion, and it passed with three members voting in favor of the motion (Dell, Fishman, and Tepper) and two members against (Quick and Totilo).
2. Reclassify five properties fronting on Elmcroft Road from Category #4 Residential Medium Density Multifamily to Category #9 Mixed Use Urban. The Board kept these five properties in Category #4.
3. Reclassify two properties fronting on First Street from Category #4 Residential Medium Density Multifamily to Category #9 Urban Mixed-Use. The Board moved agreed with this request to clean up the map and have this property in Category #9.
4. Reclassify 22 properties fronting on Clinton Avenue and Division Street from Category #5 High Density Multifamily to Category #11 Downtown. The Board kept these 22 properties in Category #5.

The Board spent the remaining time reviewing each Chapter for their issues and concerns. The Board completed Chapters 1 through 6 with the staff returning with a few open issues on Chapter 7. The Board will continue to review the remaining Chapters at its November 19<sup>th</sup> Special meeting, as well as review the letters submitted at the Public Hearing.

***Old Business***

None

***New Business***

There being no further business to come before the Board, Ms. Dell adjourned the meeting at 10:25 p.m.

Respectfully Submitted,

Claire Fishman, Secretary  
Stamford Planning Board

**Note:** These proceedings were recorded on tape and are available for review in the Land Use Bureau located on the 7<sup>th</sup> floor of Government Center, 888 Washington Boulevard, during regular business hours.