

Stamford Harbor Management Commission - Applications Review Committee Minutes Draft

Date: July 5, 2016
Time: 6:00 p.m.
Location: Stamford Government Center
888 Washington Blvd.
Stamford, CT 06901
Operations Conference Room, 10th Floor

Roll Call: In Attendance were: Committee Chairman Griffith Trow; Committee members Commissioners Mike Pensiero, Consultant Geoff Steadman; OSS Maria Vazquez-Goncalves, and Bill Hennessey and Richard Redniss, representing RBS.

1. The meeting was called to order by Commissioner Trow at 6:00 p.m.
2. Review of May 9, 2016 Meeting draft minutes.

**Pensiero moved to approve the May 9, 2016 Meeting Minutes.
Seconded by Trow**

Unanimously Approved

Review of June 6, 2016 Meeting draft minutes.

**Pensiero moved to approve the June 6, 2016 Meeting Minutes.
Trow was not present at that meeting, he abstain.**

3. Discussion of Application #216-24 – RBS Americas Property Corp & City of Stamford, 600 Washington Blvd & 888 Washington Blvd., Text Change, Amend Subsection of Article III, Section 9 – I (Mill River District). Attorney Bill Hennessey explained this application, as well as the next two applications in detail on behalf of the applicant, RBS. Committee requested Consultant Steadman to draft recommendations addressing Commission’s interest with respect to the public access, stormwater management, and other issues discussed by the committee.

4. Discussion of Application #216-25 – RBS Americas Property Corp & City of Stamford, 600 Washington Blvd. & 888 Washington Blvd. – Map Change, Applicant proposes to change approximately 4.95 acres (including 0.35 acres of City rights-of-way) in Blocks 6 & 7. Currently zoned R-5/C-G – Proposed change to MRD-D. Committee agreed that this proposal is not addressed in the HMP and therefore recommends no comment.

5. Discussion of Application #216-26 – RBS Americas Property Corp & City of Stamford, 600 Washington Blvd. & 888 Washington Blvd., Special Exception, General Development and Coastal Site Plan Review, - requesting approval of Special Exception, General Development and Coastal Site Plan Review for the development of two residential buildings consisting of 456 units and 567 parking spaces as well as associated site improvements. Also approximately 38,389 square feet along the river will be dedicated as public access space to facilitate the expansion of Mill River Park. Committee requested Consultant Steadman to draft recommendations addressing the Commission’s interests with respect to the public access, stormwater management, and other issues discussed by the committee.

Committee Chairman Griffith Trow decided on a taking a break at 7:23 p.m. The meeting resumed at 7:30 p.m.

6. Discussion of CSPR – 1009 – Stanford Miller, 429 Ocean Drive West, proposal to build a new porte-cochere. Property is located in the CAM area.

Committee agreed that this proposal is not addressed in the HMP and therefore recommends no comment.

7. Discussion of CSPR-1011 – Waterfront Office Bldg. LTD Partnership, 78 Southfield Avenue #5 Stamford Landing. Proposing to construct a 250 sf addition to the front of building. The building is currently under renovation for a new restaurant. The proposed addition would be along the front of building and below the existing second floor overhang therefore does not expand the building footprint. Property is located in the CAM area. Committee agreed that this proposal is not addressed in the HMP and therefore recommends no comment.

8. Referral of CSPR-1010 – Thomas M. Cassone – 102 Soundview Drive, proposal to build a 323 square foot deck. Property is located in the CAM area. Committee agreed that this proposal is not addressed in the HMP and therefore recommends no comment.

9. Discussion of CSPR-1007 – 20 Dean Street LLC, c/o Brendan Brady, The proposed project includes the demolition of the existing garage and driveway and the renovation of the existing dwelling, construction of two single-family dwellings, a new driveway and associated site improvements. Property is located in the CAM area. Committee agreed that this proposal is not addressed in the HMP and therefore recommends no comment.

10. New Business – Committee briefly discussed flow charts depicting the application review process; potential fees for application review; and recent agreement between city and applicant concerning Davenport Landing proposal.

11. The next scheduled meeting is on Monday, August 1, 2016.

Commissioner Pensiero made a motion to adjourn at 8:04 p.m.

Seconded by Trow

Approved Unanimously

Respectfully Submitted by
Maria Vazquez-Goncalves
July 6, 2016