

AGENDA

City of Bridgeport
Planning & Zoning Commission
Public Hearing
Monday, September 30, 2013 at 6:45pm
to reconvene Tuesday, October 15, 2013
at 6:00pm
In City Hall Council Chambers

CITY BUSINESS

(13-64) 8-24 Referral – Petition of the City of Bridgeport Office of Planning & Economic Development – Regarding the abandonment of city streets to facilitate the advancement of the Planned Development District #1.

CONTINUED BUSINESS

C-2 (13-18) 94 Boston Ave. – Petition of Wakefern Food Corporation (Pricerite) – Seeking a coastal site plan review of the proposed loading dock addition to the existing grocery store in an OR-G zone and coastal area.

C-4 (13-36) 350 Dekalb Ave. – Petition of Michael Cortina – Seeking a site plan review and a coastal site plan review to permit the construction of a 1-story 40' x 50' warehouse building in an I-L zone and coastal area.

DEFERRED BUSINESS

D-1 (13-42) 799 Sylvan Ave. – Petition of Joseph Toto/Parkview Commons, LLC – **WITHDRAWN 09/18/13**

D-2 (13-43) 800, 810 Sylvan Ave. & 123 Parkview Ave. – Petition of Parkview Commons, LLC/ Joseph Toto – **WITHDRAWN 09/18/13**

D-3 (13-46) 35, 45, 55, 36, 48 Down St. – Petition of Antonio Teixeira & Guy DeMaio – Seeking a re-subdivision and re-configuration of 6 parcels of property and a site plan review for development in an R-A zone.

D-4 (13-53) 547 North Ave. – Petition of 547 North Realty, LLC – Seeking a special permit and a site plan review to permit the conversion of the existing auto repair facility use into a convenience store in conjunction with the existing gas station use and to also construct a metal canopy over the new pump islands in an I-L zone.

NEW BUSINESS

(13-47) 545 Brewster St. – Petition of City of Bridgeport Board of Education – Seeking a change of zone, a special permit, and a site plan review to permit the construction of a 2-1/2 story addition to the existing elementary school building located in an R-B zone.

(13-54) 375 Main St. – Petition of Housing Authority of the City of Bridgeport – Seeking a site plan review and a coastal site plan review to permit the construction of a mixed income community complex with 74-residential units, in an NCVD zone.

(13-57) 425-485 North Ave. and 133 Evergreen St. – Petition of Victory Auto Sales – Seeking under Sec. 14-54 of the CT General Statutes a used car dealer license and an approval of location in a portion of the existing automotive wholesale and retail parts and supplies facility in an MU-LI zone.

(13-59) 16-46 Columbia Court – Petition of Bridgeport Neighborhood Trust – Seeking a special permit and a site plan review to permit the construction of a 6-unit 3-story apartment building in an R-C zone.

(13-60) 1793-1823 Stratford Ave. – Petition of Bridgeport Neighborhood Trust – Seeking a special permit and a site plan review to permit the construction of a 3-story mixed use building with retail on the 1st floor and 30 one-bedroom apartments above in an OR zone.

(13-61) 620-660 Lindley St. – Petition of Kyle Pearson – Seeking a change of zone from an I-L to an OR-G to accommodate a mixed use development.

RECESS

RECONVENE

**Tuesday, October 15, 2013
6:00pm**

(13-63) 118 Burr Court – Petition of 118 Burr Court, LLC – Seeking a site plan review, and coastal site plan review to permit the establishment of a medical marijuana production facility in an I-L zone.

CONSENT AGENDA

(CA-1) 725-727 Laurel Ave. – Petition of Keith Vo – Seeking a site plan review for a 2-family dwelling being legalized and changed into a 3-family dwelling in an R-B zone.

(CA-2) 1289 Railroad Ave. – Petition of Industrial Park Associates – Seeking a 1-year extension for a multi-unit housing project which was approved by the Planning & Zoning Commission on 08/27/12.

(CA-3) 674 Madison Ave. – Petition of J&H Auto Body, LLC – Seeking to waive the public hearing requirement and grant under Sec. 14-54 of the CT General Statutes an amended certificate of location for a general auto repair facility under new ownership in an OR-G zone.

(CA-4) 24 Whittier St. – Petition of Anthony Venturino – Seeking to waive the public hearing requirement and grant under Sec. 14-54 of the CT General Statutes an amended certificate of location for a used car dealership under new ownership in an OR zone.

OTHER BUSINESS

- Zoning re-write materials
- Marijuana dispensaries
- Modification of an approved plan of development (site plan)

OTHER MATTERS THAT MAY PROPERLY COME BEFORE THE COMMISSION

APPROVAL OF MINUTES

ADJOURNMENT

The applications & plans for all the above described matters are on file in the Zoning Department, Room 210, 45 Lyon Terrace and may be inspected during business hours, 9am to 5pm **(Closed 12-1pm)** Monday thru Friday.

**CITY OF BRIDGEPORT
PLANNING & ZONING COMMISSION
Mel T. Riley – Acting Chairperson**