

AGENDA

City of Bridgeport
Planning & Zoning Commission
Monday, July 14, 2014 at 6:15pm
(rescheduled from June 30, 2014)
In City Hall Council Chambers

A public hearing of the Planning & Zoning Commission of the City of Bridgeport, CT will be held in the City Council Chambers, 45 Lyon Terrace, Bridgeport, relative to the following:

CITY BUSINESS

(14-46) 8-24 Referral – Petition of Office of Planning & Economic Development (OPED) – Requesting under Sec. 8-24 of the CT. General Statute a favorable recommendation for the sale of four (4) city-owned parcels. **(145-147 Newfield Ave, 294 Pixlee PI, 587 Brooks St., 157 William St.)**

DEFERRED BUSINESS

D-1 (14-30) 4106 Main St – Petition of Syedbuali Naqvi – Seeking a special permit and a site plan review to permit the establishment of a hookah lounge in conjunction with the existing retail tobacco business in an OR-R zone.

D-2 (14-31) 493-503 & 487-489 North Ave and 308 Lindley St – Petition of Cantina Hospitality, LLC – Seeking a special permit and a site plan review to permit the construction of a fast food restaurant with a drive-thru facility in an I-L zone.

NEW BUSINESS

(14-40) 43 North Ave. – Petition of Brookside Motors, LLC (d/b/a BMW of Bridgeport – Seeking a coastal site plan review to permit the construction of a 1-story mechanical shed addition to the existing car detail building; two (2) concrete pads and 24' x 24' catch basin to used in conjunction with the existing car dealership in an I-L zone and coastal area.

(14-41) 665 Gilman St. – Petition of James Lancaster – Seeking to establish an accessory apartment in the existing single-family dwelling in an A-A zone.

(14-42) 141 Anchorage Dr. – Petition of Land Tech – Seeking a coastal site plan review to permit the construction of the existing stone wall/bulkhead and recreational dock in an R-AA zone and coastal area.

(14-43) 1 Atlantic St. – Petition of PSEG Power Connecticut, LLC – Seeking a coastal site plan review to permit the installation of emissions control equipment at the existing electric generator facility in I-L, I-H, and DVD-WF zones and coastal area.

(14-44) 1 Lincoln Blvd. – Petition of City of Bridgeport School Building Committee – Seeking a 2-lot subdivision and site plan review at the existing high school campus in an R-B zone.

CONSENT AGENDA

(CA-1) 1041 Madison Ave. – Petition of Grand Garage, LLC – Seeking under Sec. 14-54 of the CT. General Statutes an amended certificate of approval of location for a DMV used car dealer’s license under new ownership and continue the display, sale and repair of used motor vehicles in an OR-G zone.

(CA-2) 1800 Commerce Dr. – Petition of Butler Design Group – Seeking to provide a Bond in place of site improvements, which will allow the petitioner 1 year to complete all required work.

(CA-3) 1380 Seaview Ave. – Petition of Cheddi Dillon – Seeking under Sec. 14-54 of the CT General Statutes an amended certificate approval of location for a used car dealer’s license under new ownership in an R-C zone.

(CA-4) 60 Main St. – Petition of 60 Main Street, LLC etal – Seeking to expunge one (1) condition of approval of an application approved by the Planning & Zoning Commission on 09/24/07 to permit the construction of a mixed use residential and commercial complex with a marina and ferry service in an MU-W zone and coastal area.

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 -12pm and 1-5pm **(Closed 12-1pm)** Monday thru Friday.

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