



CITY OF DANBURY

155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

ZONING COMMISSION
www.danbury-ct.gov

(203) 797-4525
(203) 797-4586 (FAX)

AGENDA -REGULAR MEETING **WEB-BASED MEETING HOSTED ON ZOOM** MAY 9, 2023 7:30 PM

Public Participation Instructions on Page 3 of this Agenda
To view livestream on Danbury CT Planning & Zoning YouTube Channel click on
<https://www.youtube.com/channel/UC59LEpmvEgAN4B3EAyXEVTQ>
To View Application materials, click on links below the Agenda item.

ROLL CALL:

THE NEXT REGULAR MEETING IS SCHEDULED FOR MAY 23, 2023.

PLEDGE OF ALLEGIANCE:

ACCEPTANCE OF MINUTES: April 11, 2023 & April 25, 2023.

Click on link for [April 11, 2023](#) minutes and [April 25, 2023](#) minutes.

PUBLIC HEARINGS:

Click on link for [Public Hearing Legal Notice](#).

- 1) Petition of American Polish Citizens Club (property owner)/Raquel Diaz & Yenny Lopez (applicants) for Expansion of the Special Permit for Café Liquor for Copacabana Café, 12 Ives Street (I14244) in the C-CBD zone.

Click on link for:

[Special Permit Petition w/corresponding documents](#).

- 2) Petition of Melther 78 LLC (property owner)/Rosa Munoz (applicant) for Special Permit for Restaurant Beer & Wine Permit for Gastronomía Paty Paty LLC, 78 Lake Avenue (G15126) in the CN-5 zone.

Click on link for:

[Special Permit Petition w/corresponding documents.](#)

- 3) Petition of Germantown Plaza Associates LLC (property owner)/Jason LaReau (applicant) for Special Permit for Restaurant Liquor License for J. Law Restaurant & Craft Bar, 30 Germantown Road (J11361) in the CG-20 zone.

Click on link for:

[Special Permit Petition w/corresponding documents.](#)

CONTINUATION OF PUBLIC HEARING:

- 1) Petition of Luis D. Matailo (property owner) for Billy Beans Café II, 86-90 White Street, [Former Meeker's Hardware Building - First Floor Only], (I13053 & I13054) for a Special Permit for Café Liquor License in the C-CBD Zone.

Click on link for documents listed on [April 25, 2023](#) agenda.

OLD BUSINESS FOR DISCUSSION AND POSSIBLE ACTION:

- 1) Petition of the City of Danbury by Sharon B. Calitro, Planning Director, to Amend Section 3.G.11. of the Zoning Regulations. (Revise Electric Vehicle Charging (EVC) Stations regulation to comply with Section 5 of Public Act 22-25.)

Click on link for documents listed on [April 25, 2023](#) agenda.

NEW BUSINESS:

- 1) Petition of the City of Danbury by Sharon B. Calitro, Planning Director, to Amend Sections 5.B.2.a. & b. of the Zoning Regulations. (Change Dependency Treatment Center from Permitted Use to Special Exception Use.) *Public hearing scheduled for June 27, 2023.*

CORRESPONDENCE: None.

OTHER MATTERS:

FOR REFERENCE ONLY:

- 1) Petition of Bright Ravens IS Danbury, LLC to Amend Sections. 5.B.2.a, 5.B.4., & 8.C.4.f. of the Zoning Regulations. (Add "Hotel Conversion" as a Permitted Use with Specific Use Requirements to the CA-80 zone and add parking calculation to the Off Street Parking Table.) *Public hearing scheduled for May 23, 2023.*
- 2) Petition of South Park Properties LLC, 130, 132-134, & 136 South Street (J15059, J15058, & J15056) for Change of Zone from CN-5 to C-CBD. *Public hearing scheduled for May 23, 2023.*

ADJOURNMENT:

PUBLIC PARTICIPATION INSTRUCTIONS:

NOTE: The meeting starts at 7:30 PM. PLEASE feel free to join early after 7:15 PM to test the audio and video connection.

Topic: Zoning Commission Meeting

Time: Tuesday, May 9, 2023 @7:30 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/81209250854?pwd=bnluNnc2eWMvSE1UR2dKRngvRzhyd09>

Meeting ID: 812 0925 0854

Passcode: 561516

One tap mobile

+16469313860,,81209250854#,,,,*561516# US

+19294362866,,81209250854#,,,,*561516# US (New York)

Dial by your location

+1 646 931 3860 US

+1 929 436 2866 US (New York)

+1 301 715 8592 US (Washington DC)

+1 305 224 1968 US

+1 309 205 3325 US

+1 312 626 6799 US (Chicago)

+1 507 473 4847 US

+1 564 217 2000 US

+1 669 444 9171 US

+1 669 900 6833 US (San Jose)

+1 689 278 1000 US

+1 719 359 4580 US

+1 253 205 0468 US

+1 253 215 8782 US (Tacoma)

+1 346 248 7799 US (Houston)

+1 360 209 5623 US

+1 386 347 5053 US

Meeting ID: 812 0925 0854

Passcode: 561516

Find your local number: <https://us02web.zoom.us/j/81209250854?pwd=bnluNnc2eWMvSE1UR2dKRngvRzhyd09>

Also see Virtual Meeting Instructions on the Zoning Commission webpage.