



CITY OF DANBURY
155 DEER HILL AVENUE
DANBURY, CONNECTICUT 06810

PLANNING COMMISSION
www.danbury-ct.gov

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

AGENDA – REGULAR MEETING
WEB-BASED MEETING HOSTED ON ZOOM
SEPTEMBER 6, 2023
7:30 PM

Public Participation Instructions start 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:

ACCEPTANCE OF MINUTES: August 16, 2023.

Click on link for [August 16, 2023](#) minutes.

THE NEXT REGULAR MEETING IS SCHEDULED FOR SEPTEMBER 20, 2023.

PUBLIC HEARINGS:

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

- 1) Safstor Real Estate Co LLC (Applicant) /94 Sandpit Road LLC (Property Owner) – Application for Special Exception/Site Plan Approval for Self Storage (SafStor) in the IL-40 Zone – 94 Sandpit Road (K10014) – SE #795.

Click on link for:

[Special Exception/Site Plan Applications.](#)

[Map Set & Elevation Sketch.](#)

[Renderings.](#)

[Drainage Report.](#)

[Departmental Staff Reports.](#)

CONTINUATION OF PUBLIC HEARING:

- 1) Down Home Associates LLC (Property Owner) – Application for Special Exception/Site Plan Approval for Self Storage (Putnam Three Self Storage) in the IL-40 Zone - 7 Great Pasture Road (L16001) – SE #794.

THIS HEARING WILL BE CONTINUED UNTIL THE NEXT REGULAR MEETING ON SEPTEMBER 20, 2023. THERE WILL BE NO TESTIMONY OR DISCUSSION AT TONIGHT'S MEETING.

OLD BUSINESS FOR DISCUSSION AND POSSIBLE ACTION:

- 1) Sugar Hollow Associates LLC – Revised Floodplain Permit for “The Shops at Marcus Dairy” for new stand-alone fast food restaurant with Drive-Thru Window in the CG-20 Zone - 5 Sugar Hollow Road & Backus Avenue (G17002) - SE #663.

Click on link for:

[Request for Floodplain Permit.](#)

[Draft Resolution.](#)

REFERRALS:

- 1) 8-3a Referral – Petition of Danbury Mall LLC to Amend Sections 2, 3.F.2. of, and Add Sections 5.I. & 8.E.4.A. to, the Zoning Regulations. (New Mixed-Use Regional Mall Zoning District and Associated Amendments) *Public hearing scheduled for September 12, 2023.*

Click on link for:

[Amendment Petition with Proposed Language.](#)

[Planning Department Staff Report.](#)

NEW BUSINESS:

- 1) Route 6 Plaza LLC – Application for Revised Special Exception/Revised Site Plan For Change of Use from Restaurant to Fast Food Restaurant (“Wing Stop”) in the CG-20 Zone – 56 Newtown Road (L12025) – SE #765. *Public hearing scheduled for September 20, 2023.*
- 2) Danbury Auto Group – Application for New Floodplain Permit for 23-27 & 33-37 Rose Street (H13272 & H13273) – Revised Site Plan #22-08.
- 3) New West Street LLC – Application for Revised Floodplain Permit for 43 & 47-49 West Street and 3-5 Montgomery Street (I14048, I14069, & I14071) – Revised Site Plan #10-05.

CORRESPONDENCE: None.

OTHER MATTERS FOR DISCUSSION & POSSIBLE ACTION:

FOR REFERENCE ONLY:

- 1) Down Home Associates LLC – Application for Floodplain Permit for Self Storage (Putnam Three Self Storage) in the IL-40 Zone - 7 Great Pasture Road (L16001) – SE #794.

ADJOURNMENT

PUBLIC PARTICIPATION INSTRUCTIONS:

NOTE: This meeting starts at 7:30 PM (US and Canada), PLEASE feel free to join early after 7:00 PM to test the audio and video connection.

Topic: Planning Commission Meeting

Time: Wednesday, September 6, 2023 07:30 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/82412049252?pwd=Nmp0UGVVcklRcW9VTmpWK24wOENXOT09>

Meeting ID: 824 1204 9252

Passcode: 983193

One tap mobile

+13017158592,,82412049252#,,,,*983193# US (Washington DC)

+13052241968,,82412049252#,,,,*983193# US

Dial by your location

- +1 301 715 8592 US (Washington DC)
- +1 305 224 1968 US
- +1 309 205 3325 US
- +1 312 626 6799 US (Chicago)
- +1 646 931 3860 US
- +1 929 436 2866 US (New York)
- +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

