



**CITY OF DANBURY**  
155 DEER HILL AVENUE  
DANBURY, CONNECTICUT 06810

**PLANNING COMMISSION**  
www.ci.danbury.ct.us

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

**AGENDA - REGULAR MEETING**  
**MAY 6, 2015**  
**CITY COUNCIL CHAMBERS -- THIRD FLOOR**  
**7:30 PM**

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ROLL CALL

ACCEPTANCE OF MINUTES                      January 7, 2015, January 21, 2015

THE NEXT REGULAR MEETING IS SCHEDULED FOR MAY 20, 2015.

PUBLIC HEARINGS

- 1) Rene Siguenza – Application for Special Exception/Site Approval to allow Accessory Apartment in the RA-8 Zone – 1 Nicholas St. (#L13087) – SE #745.
- 2) Lee Farm LLC/BRHC Realty – Application for Special Exception/Site Plan Approval for a Medical Office (“Proposed Medical Building”) in the IL-40 Zone – 129 Park Ave. (#G16147 & #G16148) – SE #743.

OLD BUSINESS FOR DISCUSSION & POSSIBLE ACTION

NEW BUSINESS

- 1) SG Newtown Road Partners LLC – Application for Special Exception/Site Plan Approval for Trip generation (3.E.2.), Medical Office Use [5.A.2.b.(13)], Fast Food Restaurant [5.A.2.b.(15)], and drive through use (3.E.8.) in the CG-20 Zone – 78-84 Newtown Rd. (L11028) – SE 744. *Public hearing scheduled for May 20, 2015.*
- 2) City of Danbury – Application for Floodplain Permit/Revised Site Plan for Standby Generators (Ford Ave. Sewage Pumping Station), R-O-W at End of Ford Ave. (#111120-100) – SE #414.
- 3) City of Danbury – Application for Floodplain Permit/Revised Site Plan for Standby Generators (Thorpe St. Sewage Pumping Station), 15 Thorpe St. (Easement on #H12248) – SE #584.

REFERRALS

- 1) 8-3a Referral – Petition of the City of Danbury by Dennis Elpern, Planning Director to Amend Sec. 3.E.7. of the Zoning Regulations. (Delete “Accessory Apartments”) *Zoning Commission public hearing scheduled for May 26, 2015.*
- 2) 8-3a Referral – Petition of the City of Danbury by Dennis Elpern, Planning Director to Amend Secs. 3.F.4., 4.D.2., 4.D.5., 5.A.2., 5.B.2., 5.D.2., 5.F.2. & 8.C.4. of the Zoning Regulations. (Funeral Homes & Crematories) *Zoning Commission public hearing scheduled for May 26, 2015.*
- 3) 8-3a Referral – Petition of the City of Danbury by Dennis Elpern, Planning Director to Amend Sec. 2.B./Add Sec. 3.G.12. of the Zoning Regulations. (Add “Solar Photovoltaic [PV] Systems”) *Zoning Commission public hearing scheduled for May 26, 2015.*

FOR REFERENCE ONLY

- 1) Town Line Commons LLC – Application for Floodplain Permit for Proposed Garden Apartments (“Town Line Commons”), 1-7 South St. (#K16158, #K16159 & #K16161) – SP #14-07.
- 2) Lee Farm LLC/BRHC Realty – Application for Floodplain Permit for a Medical Office (“Proposed Medical Building”), 129 Park Ave. (#G16147 & #G16148) – SE #743.

ADJOURNMENT