



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

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

**AGENDA – REGULAR MEETING**  
**MARCH 27, 2012**  
**CITY COUNCIL CHAMBERS – THIRD FLOOR**  
**7:30 PM**

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ROLL CALL:

THE NEXT REGULAR MEETING IS SCHEDULED FOR APRIL 10, 2012.

PLEDGE OF ALLEGIANCE

ACCEPTANCE OF MINUTES February 28, 2012 & March 13, 2012

PUBLIC HEARING

7:30 PM -- Application for a Certificate of Location RE-Approval for a Motor Vehicle General Repairer's License as required under the provisions of Sec. 14-54 of the CT General Statutes, as amended for Gary Ginsberg, 41 South St. (#K15009).

CONTINUATION OF PUBLIC HEARING

- 1) Petition of Xpect Discount, 100 Newtown Rd. (#M11002) for a Special Permit for the Sale of Grocery Beer.

OLD BUSINESS

NEW BUSINESS

OTHER MATTERS

CORRESPONDENCE

- 1) Cease & Desist Order – Jose M & Idalina S Ferreira, 51 Pleasant St. (#H15238). Violation of Sec. 10.B.1.a.(4) of the Zoning Regulations. A third dwelling unit exists in the non-permitted finished basement. The approved use of this location is a two-family dwelling.
- 2) Cease & Desist Order – Triangle Street Associates/Atty. Neil Marcus, 114A Triangle St. (#J14268). Violation of Secs. 4.B.2.a., 3.G.5. & 8.A.2.c.(4) of the Zoning Regulations. Prohibited Change of use: Large commercial vehicles and equipment are being stored and operated on a residential property in a residential zone and construction of a large earthen berm within 5 ft. of a property line.

- 3) Cease & Desist Order – Triangle Street Associates/Atty. Neil Marcus, 114B Triangle St. (#J14119 & #J14120). Violation of Secs. 4.B.2.a., 9.C.2.a. & 8.A.2.c.(4) of the Zoning Regulations. Large commercial vehicles and equipment are being stored and operated outside permitted junk yard area in violation of ZBA location approval effective 7/20/77. Such state results in an illegal expansion of a pre-existing non-conforming use. Also construction of a large earthen berm within 5 ft. of a property line.

FOR REFERENCE ONLY

- 1) Petition of JD Enterprises d/b/a Midtown Café, 172 White St. (#J13002) for a Special Permit for Restaurant Beer & Wine. *Public hearing scheduled for April 10, 2012.*

ADJOURNMENT