

AGENDA: MARCH 11, 2014
McKinley Elementary School
60 Thompson Street – 7:30 p.m.
Fairfield, Connecticut 06824

A. CALL TO ORDER

B. EXECUTIVE SESSION

1. BILLS & COMMUNICATIONS

- a. Meeting Minutes – February 25, 2014
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- b. Update on Affordable Housing Plan – Mark Barnhart
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- c. **Closed Executive Session** Discussion on pending litigation re: 144 Tuller Rd
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2. NEW APPLICATIONS TO RECOMMEND TO PUBLIC HEARING

- a. **Chester Place** Petition of residents for Scenic Road status.
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- b. **1625 Mill Plain Road** Special Exception application of the Town of Fairfield for additions to Riverfield School. A Zone
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- c. **172 John Street** Zone Change (Res. B to Des. Comm. Dist.) and Special Permit application of Nine Twenty Seven Group, LLC for additions and conversion to commercial use.
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- d. **Zoning Regulation Amendments/Subdivision Regulation Amendments** Application of the Fairfield Bicycle and Pedestrian Plan Advisory Committee to amend Sections 25.2.2.9 and 28.6a of the Zoning Regulations and Section 3.10 of the Subdivision Regulations.
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- e. **Zoning Regulation/Subdivision Regulation Amendments**
Application of the Fairfield Forestry Committee to amend Sections 25.2.2.8 and 28.11.3 of the Zoning Regulations and Section 3.9 of the Subdivision Regulations.
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3. OLD BUSINESS

- a. **41 Fairfield Beach Road** Special Exception application of the Fairfield Beach Club, Inc., to rebuild an existing boathouse. A Zone P.H. 2/25/14 Exp. Date: 5/1/14 Present: Wagner, Alessi, Calabrese, Jacobson, Coleman, Corcoran, Francis
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- b. **256 Spruce Street** Zone Change application of David Quatrella, Trustee to establish a Designed Commercial District on land presently zoned Residence B. P.H. 2/25/14 Exp. Date: 5/1/14 Present: Wagner, Alessi, Calabrese, Jacobson, Coleman, Corcoran, Francis
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- c. **256 Spruce Street** Zoning Compliance application of David Quatrella, Trustee for expanded off-street parking. P.H. 2/25/14 Exp. Date: 4/17/14 Present: Wagner, Alessi, Calabrese, Jacobson, Coleman, Corcoran, Francis
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4. COMPLIANCES

- a. **2181 Black Rock Turnpike** Application of JCS Construction Group to establish a food service use in a portion of an existing building. Des. Com. Dist.
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- b. **1275 Post Road** Application of Franzen Associates on behalf of Brick Walk Associates to establish an indoor recreation facility in a portion of an existing building. Cent. Des. Dist.
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C. PUBLIC HEARING

1. **Zoning Regulation Amendments** Application of Berwick/Fairchild Associates, LLC to amend Sections 10.6.13, 10.7.1, 10.9.3, 10.10, 10.11, 10.12, 10.13, 10.17.3, 28.6.1, 31.2.42 of the Zoning Regulations.

2. **110 Berwick Avenue/145 Fairchild Avenue** Application of Berwick/Fairchild Associates, LLC to establish a Designed Residence District on land presently zoned Residence B.

3. **110 Berwick Avenue/145 Fairchild Avenue** Special Permit and Coastal Site Plan application of Berwick/Fairchild Associates, LLC pertaining to a thirty three unit residential building.
