

Agenda

City of Bridgeport
Planning & Zoning Commission
Monday, April 26, 2021 at 6:30pm

<https://zoom.us/j/98015718434>

Meeting ID: 980 1571 8434

or Call in toll free:
(877) 853-5257
(888) 475-4499

The City of Bridgeport Planning & Zoning Commission will hold a public hearing via **Zoom** video/teleconferencing, relative to the following:

CITY BUSINESS

(21-22) Block 507 (portion of Allen St.) – Petition of the Office of Planning & Economic Development (OPED) – Requesting under Sec. 8-24 of the CT General Statutes a favorable recommendation for a ground lease agreement for a portion of Allen Street for the installation of an electronic billboard for the Harbor Yard Amphitheater.

(21-23) Text Amendment – Petition of the Office of Planning & Economic Development (OPED) – Seeking to amend Sec. 11-7-3, Sec. 11-7-3(e), and Sec. 11-7-7 regarding signage of the Zoning Regulations of the City of Bridgeport to include the MU-EM zones.

CONTINUED & DEFERRED BUSINESS

C-1 (21-03) 225 Boston Ave. – Petition of HAN Capital – Seeking to amend table 2.A of the zone development standards of the Zoning regulations to permit self-storage facilities in OR-G zones.

C-2 (21-12) 4531 Main St. – Petition of Brookside (E&A) LLC – Seeking a special permit and a site plan review to permit the construction of a fast food restaurant with a drive-thru facility in an OR-R zone.

D-1 (21-02) 70 Hawley Ave. & 95 Ezra St. – Petition of Hawley Avenue Associates, LLC – Seeking a special permit and a site plan review to legalize a vehicle repair facility in the existing commercial building in an OR-G zone.

D-2 (21-13) 600 (598) Iranistan Ave. – Petition of New Power Bridgeport, LLC – Seeking a site plan review and a coastal site plan review to permit the construction of a fuel cell distribution facility in an MU-LI zone and coastal area. **REQUEST TO BE DEFERRED TO TUESDAY, JUNE 1, 2021**

NEW BUSINESS

(21-16) 451 & 567-589 Seaview Ave. – Petition of Barnum Landing, LLC and Barnum Landing II, LLC – Seeking a coastal site plan review to permit the remediation of the existing

vacant commercial parcel of property to comply with D.E.E.P. requirements in an I-L zone and coastal area.

(21-17) 541 Broadbridge Rd. – Petition of Chintan Patel – Seeking an approval of location for a package store and the issuance of a package store liquor permit in the existing shopping center in an OR zone.

(21-18) 1 Atlantic St. – Petition of PSEG Power Connecticut, LLC – Seeking a re-subdivision of an existing 61-acre of property into two (2) separate parcels: a 22.85 acre parcel and a 38.17 acre parcel in a I-H and DVD-WF zones and coastal area.

(21-19) 785 & 800 Union Ave. – Petition of 800 Union Ave Realty, LLC – Seeking a special permit and a site plan review to renovate the existing industrial building to become a multi-purpose and event facility in an I-L and R-C zones.

(21-20) 220 & 230 Fifth St. – Petition of JJK Construction, LLC – Seeking a site plan review to permit the construction of a 1-story, 8,400-sq-ft. warehouse addition to the existing woodwork manufacturing and processing business in an R-C zone.

(21-21) 155 Pond St. (REAR) – Petition of Giacobbe Construction, LLC – Seeking a subdivision of an existing 1.506-acre lot into five (5) conforming building lots in an R-A zone.

CONSENT AGENDA

OTHER BUSINESS

OTHER MATTERS THAT MAY PROPERLY COME BEFORE THE BOARD

APPROVAL OF MINUTES

ADJOURNMENT

The applications and plans for the above described matters are available on the City of Bridgeport website www.bridgeportct.gov/zoning to view approx. 10 days prior to the hearing.

PLANNING & ZONING COMMISSION
CITY OF BRIDGEPORT
DENNIS BUCKLEY, CLERK