

AGENDA

City of Bridgeport
Planning & Zoning Commission
re-schedule of April 28th public hearing to:

Wednesday, May 14, 2014
at 6:00pm

In City Hall Council Chambers

CITY BUSINESS

(14-23) 8-24 Referral – Petition of the City of Bridgeport Office of Planning & Economic Development (OPED) – Seeking a favorable recommendation under Sec. 8-24 of the CT General Statutes for the sale of city-owned parcels at 38 Luther St. in an R-A zone and 63 Waldorf Ave, in an R-C zone.

CONTINUED BUSINESS

C-1 (14-08) 1800 Commerce Dr. (aka 1782-1806 Commerce Dr.) – Petition of Lube Plus/Palisades, Inc – Seeking to expunge two conditions of approval to a petition granted by the Planning & Zoning Commission on October 28, 2013 to establish a general repairers license at the existing oil change center in an MU-LI zone.

C-2 (14-16) 1815 State St. – Petition of Concrete Encounter/Jeff Kuryluk – Seeking a site plan review for the establishment of a low impact manufacture facility and related business offices (which received a special permit on 02/24/14) in the existing industrial building in an I-L zone.

DEFERRED BUSINESS

D-1 (14-20) 624 East Main St – Petition of Right Price Auto, LLC – Seeking under CT General Statute 14-54 a certificate of approval of location to reestablish a general repairers license in the existing gas station with a recently approved convenience store use in an OR zone.

NEW BUSINESS

(14-24) 146 Andover St – Petition of Bridgeport Biodiesel – Seeking a special permit and a site plan review to permit the installation of storage tanks to be used in conjunction with the existing biodiesel plant in an I-L zone.

(14-25) 133 Admiral St – Petition of 133 Admiral Associates, LLC – Seeking a site plan review and a coastal site plan review to permit the installation of a 1,000 gal. liquid propane storage tank in the existing commercial fueling station in an I-H zone and coastal area.

(14-26) 2400 North Ave – Petition of Cellco Partnership d/b/a Verizon Wireless – Seeking a site plan review to permit the upgrade and modification of the existing telecommunication equipment in an R-C zone.

(14-27) 510 Barnum Ave (803 East Washington Ave) – Petition of Cellco Partnership d/b/a Verizon Wireless – Seeking a site plan review for the installation of telecommunication equipment on the rooftop of the existing apartment building in an I-L zone.

(14-28) 285 Maplewood Ave – Petition of Cellco Partnership d/b/a Verizon Wireless – Seeking a site plan review to permit the upgrade and modification of the existing telecommunication equipment in an R-C zone.

(14-29) 4699 Main St, Unit 1-B6 – Petition of L&R Group, Inc – Seeking a special permit and a site plan review to permit the establishment of a retail pharmacy in the existing office building in an MU-EM zone.

(14-30) 4106 Main St – Petition of Syedbuali Naqvi – Seeking a special permit and a site plan review to permit the establishment of a hookah lounge in conjunction with the existing retail tobacco business in an OR-R zone.

(14-31) 493-503 & 487-489 North Ave and 308 Lindley St – Petition of Cantina Hospitality, 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 I-L zone.

(14-32) 62-80 Cherry St, 1325 Railroad Ave, & 1341 Railroad Ave – Petition of Bhagya Realty Holding, LLC – Seeking a special permit and a site plan review (adaptive reuse) to permit the conversion of the existing industrial buildings into a mixed use complex consisting of residential, office and retail uses an MU-LI zone.

(14-33) 631 & 655 Stillman St, 1380 & 1390 Pembroke St, 570, 584, 588 Berkshire Ave. – Petition of Achievement First Bridgeport Academy – Seeking a special permit and a site plan review to permit the expansion of the existing school building to provide additional classrooms and cafeteria in an R-C zone.

CONSENT AGENDA

(CA-1) 472 & 436 (aka 500) North Ave – Petition of 500 North Avenue, LLC – Requesting a 1-year extension of the Certificate of Zoning Compliance dated May 6, 2013.

(CA-2) 2201 Fairfield Ave – Petition of PR Automotive, LLC – Seeking under Sec. 14-54 of the CT General Statutes an amended certificate of location for the existing used car dealership under new ownership in an OR zone.

(CA-3) 210 Charles St – Petition of Euro Auto Clinic, LLC – Seeking under Sec. 14-54 of the CT General Statutes an amended certificate of location for a general repairer's license at the existing automotive service facility under new ownership in an OR-G zone.

OTHER MATTERS THAT MAY PROPERLY COME BEFORE THE COMMISSION

APPROVAL OF MINUTES

ADJOURNMENT

The applications & plans for all the above described matters are on file in the Zoning Department, Room 210, 45 Lyon Terrace and may be inspected during business hours, 9am to 5pm **(Closed 12-1pm)** Monday thru Friday.

CITY OF BRIDGEPORT
PLANNING & ZONING COMMISSION
Mel T. Riley – Acting Chairperson