

# AGENDA

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The City of Bridgeport  
Planning & Zoning Commission  
**Monday, November 25, 2019 at 6:30pm**  
In the City Hall Council Chambers

The City of Bridgeport Planning & Zoning Commission will hold a public hearing relative to the following:

## **TABLED BUSINESS**

**T-1 (19-53) 580-582 North Ave.** – Petition of 580 North Avenue, LLC – Seeking a special permit and a site plan review to permit the establishment of a retail convenience store use in the newly constructed commercial building combined with a six (6) pump gasoline islands in an I-L zone.

## **DEFERRED BUSINESS**

**D-1 (19-52) 899 Main St. (aka 155 State St.)** – Petition of Gerson A Muralles/Park City Downtown, LLC – Seeking an approval of location for a package store use and the issuance of a package store liquor permit in the existing commercial building in the DVD-CORE zone.

## **NEW BUSINESS**

**(19-42) 1705 Fairfield Ave.** – Petition of RJYZ Bridgeport, LLC – Seeking a special permit and a site plan review to permit construction of a 7,619-sq. ft. retail store and a separate 4,000-sq.ft retail store on a single parcel of property in an I-L zone.

**(19-51) 595 Madison Ave.** – Petition of Wakeman Memorial Association, Inc. d/b/a Wakeman Boys & Girls Club – Seeking a special permit and a site plan review to permit the construction of a 44,500 sq.-ft. community recreational and sports facility on the site of the former North End Boys & Girls Club in an R-B zone.

**(19-57A) 306 Canfield Ave.** – Petition of Canfield Partners, LLC – Seeking a site plan review and a coastal site plan review to permit the construction of a 6-story, 230-unit apartment complex with associated on-site amenities and adequate off-street parking in an R-CC zone and coastal area.

**(19-57B) 872 Brewster St.** – Petition of Canfield Partners, LLC – Seeking a site plan review and a coastal site plan review to permit the construction of a 5-story, 70-unit apartment building with adequate off-street parking at the parking garage on Canfield Avenue in an R-CC zone and coastal area.

**(19-58) 309 Orland St.** – Petition of 309 Orland, LLC – Seeking a special permit, site plan review and a coastal site plan review to permit the establishment of a warehousing/freight handling use in the existing commercial building in an I-L zone and coastal area.

**(19-59) 1999 North Ave.** – Petition of Juliano Juliani, LLC – Seeking a special permit and a site plan review to legalize the home business use in the existing single-family dwelling in an R-BB zone.

**(19-60) 179 Railroad Ave. & 473-475 Lafayette St.** – Petition of 179 Railroad Avenue, LLC – Seeking a special permit and a site plan review to permit the construction of a 4-story mixed-use building consisting of retail space and nine (9) residential apartments in the NCVD zone.

**(End of public hearing)**

**CONSENT AGENDA OR OTHER BUSINESS**

**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 between the business hours of 9am – 5pm Monday thru Friday.

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