

**TOWN PLAN AND ZONING COMMISSION
MEETING AGENDA: JUNE 14, 2022
6:30 p.m. at Fairfield Regional Fire School
205 Richard White Way Fairfield, Connecticut 06824**

**MEMBERS OF THE PUBLIC: IN LIGHT OF COVID-19, THE TOWN IS ALSO
CONDUCTING THIS MEETING VIA WEBEX
TO JOIN: <https://tofit.my.webex.com/meet/community>**

For phone access dial-1-510-338-9438, access code 126-944-3035

Please Note:

If you call to listen, you will not be heard by the board members and there will be no live public comment until called for by the Chairman during the public hearing portion of the meeting. The public is encouraged to send their comments before the meeting to the following email: tpzcommission@fairfieldct.org.

A. CALL TO ORDER

B. EXECUTIVE SESSION

1. BILLS AND COMMUNICATIONS

a. Meeting Minutes 5/24/22

https://fairfieldct.org/filestorage/10726/11028/12429/114752/114756/TPZ_Meeting_Minutes_-_May_24%2C_2022%27.pdf

2. NEW APPLICATIONS FOR RECOMMENDATION TO PUBLIC HEARING

a. 1460 Post Road Special Permit application of James Morris for a vestibule addition to establish a rooftop dining area. Cent Des. Dist.

3. OLD BUSINESS

- a. **1252 Pequot Avenue** Subdivision and Coastal Site Plan application of Polly Barry and Richard Clarida for two (2) lots in an R3 Zone. PH 5/24/22. Exp. Date 7/28/22. Present: Noonan, Braman, Francis, Braun, Ford, Harrison, Levy, Gordon, Leahy.

https://fairfieldct.org/filestorage/10726/11028/12429/97850/1252_Pequot_Ave_Subdivision_Master.pdf

C. PUBLIC HEARING

1. **Zoning Regulation Amendment** Application of 15 Unquowa Road, LLC to amend Section 12.3 of the Zoning Regulations (Center Designed Business District) Proposed new Section 12.3.29 “Inclusionary Multi-Family Residential Use with a Housing Opportunity or Workforce Housing Component”

2. **15 Unquowa Road** Zoning Compliance application of 15 Unquowa Road, LLC pertaining to the construction of a 63-unit residential building pursuant to Section 8-30g of the CT General Statutes. Cent Des. Bus. Dist.

https://fairfieldct.org/filestorage/10726/11028/12429/12436/114405/118265/15_Unquowa_Rd_830g_Master.pdf

https://fairfieldct.org/filestorage/10726/11028/12429/12436/114405/118265/15_Unquowa_8-30g_traffic.pdf

https://fairfieldct.org/filestorage/10726/11028/12429/12436/114405/118265/15_Unquowa_Road_pre-hearing_staff_review.pdf

https://fairfieldct.org/filestorage/10726/11028/12429/12436/114405/118265/15_Unquowa_Rd_pre-hearing_staff_review_exhibits.pdf