

AGENDA FOR MEETING 1407
NEW HAVEN CITY PLAN COMMISSION
WEDNESDAY, AUGUST 29, 2007 at 6:00 PM
NEW HAVEN CITY HALL, 165 CHURCH STREET
Meeting Rooms 1 & 2, 2nd Floor Atrium
NEW HAVEN, CT

Public Hearings:

- 1407-01** **129 WHALLEY AVENUE**, Certification of Approval of Location (CAL) for Used Car Dealer and General Repair (Applicant: AAmity Car & Truck Repair III LLC).
- 1407-02** **139 AKA 145 BLAKE STREET**, Certification of Approval of Location (CAL) for Used Car Dealer and General Repair (Applicant: Thomas J. Gibson).

Administrative Meeting:

SITE PLAN REVIEWS

- 1407-03** **135 SYLVAN AVENUE**, Planned Development District # 44, Detailed Plan Review for Building Addition and Site Plan Modifications (Owner/Applicant: Casa Otonal Housing Corporation).
- 1407-04** **41 LONGHINI LANE**, Site Plan Review including Coastal Site Plan Review for Building addition in an IL Zone (Owner/Applicant: D&DL LLC).
- 1407-05** **280 KIMBERLY AVENUE**, Inland Wetlands and Site Plan Review including Coastal Site Plan Review for Demolition of Existing and Construction of New Restaurant Building in an IL Zone (Owner: Franchise Realty Interstate Corporation DBA McDonald's; Applicant: McDonald's USA, LLC).
- 1407-06** **FARGEORGE PRESERVE on Quinnipiac River**, Coastal Site Plan Review for Installation of a Bird Blind (Owner: New Haven Land Trust; Applicant: Quinnipiac River Watershed Association).
- 1407-07** **68 EDWARDS STREET**, Site Plan Review for Construction of New 5-Unit Apartment Building behind existing 2-unit Residential Structure in a RM-2 Zone (Owner/Applicant: Matthew Higby).
- 1407-08** **535 SHERMAN PARKWAY**, Site Plan Review for Complete Renovation of Existing 34-Unit Affordable Housing Complex (Canterbury Gardens) in an RM-2 Zone (Owner/Applicant: Mutual Housing Association of SCC).
- 1407-09** **275 SOUTH ORANGE STREET**, Site Plan Review for Construction of Temporary Parking Lots (former Coliseum Site) in a BD Zone (Owner/Applicant: City of New Haven).
- 1407-10** **ROUTE 34, NORTH AND SOUTH FRONTAGE ROADS, COLLEGE STREET AND PARK STREET**, Phase II Yale-New Haven Hospital Cancer Center Transportation Improvements (Owner: City of New Haven/State of Connecticut; Applicant: Yale-New Haven Hospital)
- 1407-11** **745 CHAPEL STREET**, Site Plan Review for new 31-Story Mixed Use Development in a BD Zone (Owner: City of New Haven; Applicant: Becker Development Associates, LLC).
- 1407-12** **109, 136, 139, 205-219, 222 STARR STREET, 132-136 NEWHALL STREET, 606-616 WINCHESTER AVENUE**, Site Plan Review for Construction of 10 New Single-Family Residential Structures in an RM-2 Zone (Owner/Applicant: City of New Haven).
- 1407-13** **LEXINGTON AVENUE AND RUSSELL STREET**, Site Plan Review for Roadway Improvements adjacent to the new Jepson School (Applicant: Richard Miller, City Engineer).

ALDERMANIC REFERRAL

- 1407-14** **ORDINANCE AMENDMENT**, Amend Code of Ordinances establishing a Procedure regarding Memorials in the Public Right of Way (Alders Perez and Jackson-Brooks).

LIVABLE CITY INITIATIVE REFERRALS

- 1407-15** **20 ALTON STREET**, Easement for Driveway for #18 (Jose M. Calderon).
- 1407-16** **164 STARR STREET**, Disposition for Side yard for #160 (Doreen Enill).
- 1407-17** **WINTHROP AVENUE (Rear of 510 WINTHROP AVENUE, MBP 332-0295-05101)**, Disposition of rear Lot (EMC Mortgage Corp. for Xavier McGhie).

- 1407-18 217 WINTHROP AVENUE**, Disposition for Construction of 3 New Residential Units for Home-Ownership (Mutual Housing Association of South Central CT).
- 1407-19 285 JAMES STREET**, Disposition for Off-Street Parking for new Church at #287 (Jesus Church of Deliverance).

MINUTES

Minutes of Meetings 1405 and 1406.

OTHER BUSINESS

INLAND WETLANDS REGULATIONS, Schedule Public Hearing on Proposed Amendments (City Plan Department).

The following items will remain tabled:

SITE PLAN REVIEWS – Tabled items

- *1404-05 83-85 KENDALL STREET**, Coastal Site Plan Review for new Bulletin Spectacular Billboard Sign in an IH Zone (Owner/Applicant: Ronsal Limited Partnership).

ALDERMANIC REFERRALS – Tabled items

- *1398-19 GRANNIS STREET**, Abandonment of Paper Street (Livable City Initiative).
- *1387-30 ZONING ORDINANCE MAP AMENDMENT**, Amend New Haven Zoning Map to Change the Zone of 392 (091-0995-00700), 400 (091-0995-00600), 430 (091-0995-00501) and 466 (091-0995-00500) Quinnipiac Avenue from Heavy Industrial (IH) to Marine Commercial (BC) (Proposer: Alderman Joseph Jolly 14-D).

Alternate Rotation: 1) Maricel Ramos-Valcarcel 2) Audrey Tyson

Next Regular Meeting of the City Plan Commission: Wednesday, September 19, 2007 at 6:00 PM.

(Submission deadline: August 23, 2007 at 3:00 PM)

The City Plan Commission Agenda is available on the City website one week before the meeting date at <http://www.cityofnewhaven.com/CityPlan/SchedulesCPC.asp>. Official Agenda is filed with City Clerk 24 hours prior to the meeting time.