

AGENDA FOR MEETING 1415
NEW HAVEN CITY PLAN COMMISSION
WEDNESDAY, April 23, 2008 at 6:00 PM
Public Hearings beginning at 7:00 PM
NEW HAVEN CITY HALL, 165 CHURCH STREET
Meeting Rooms 1 and 2, 2nd Floor Atrium
NEW HAVEN, CT

Public Hearings at 7:00 PM:

Record Held Open for Written Testimony:

1414-05 ZONING ORDINANCE TEXT AMENDMENTS, Amend Sections 65, 29 and 45 pertaining to Planned Developments, Parking and Loading (City Plan Director).

Postponed from March 19, 2008:

1414-06 765 PROSPECT STREET, Site Plan Review for 14-Space Parking Lot in a RS-2 Zone (Owner/Applicant: Albertus Magnus College). *This item has been withdrawn by the applicant.*

1414-07 300 EAST ROCK ROAD, Site Plan Review for 19-Space Parking Lot in a RS-2 zone (Owner/Applicant: Albertus Magnus College).

1414-08 810 PROSPECT STREET, Site Plan Review for 21-Space Parking Lot in a RS-2 zone (Owner/Applicant: Albertus Magnus College).

Regular Meeting at 6:00 PM:

SITE PLAN REVIEWS

1415-01 BLOCK BOUNDED BY ASHMUN, BRISTOL, CANAL AND WEBSTER STREETS, Site Plan Review for Improvements to Scantlebury Park in a RM-2 Zone (Owners: City of New Haven, Housing Authority of New Haven; Applicant: Director, Department of Parks, Recreation and Trees).

1415-02 100 WARWICK STREET, Inland Wetlands Review and Site Plan Review for Addition to existing Industrial Building in an IH Zone [Owner/Applicant: Anthony Giannattasio (Milford Barrel)].

1415-03 64, 68 JAMES STREET, Site Plan Review including Coastal Site Plan Review for Connection of two Residential Structures for Academic Use in a RM-2 Zone (Owner/Applicant: Cold Spring School).

1415-04 433 CHAPEL STREET, Site Plan Review for Conversion of Industrial Building to Mixed Use including Residential Use (18 Dwelling Units) in an IL Zone (Owner/Applicant: Peter Chapman).

1415-05 165 CENTRAL AVENUE, Site Plan Review for Construction of new Team Room Facility at Yale Bowl in a RM-1 Zone (Owner/Applicant: Yale University).

***1415-06 1198 CHAPEL STREET**, Site Plan Review for new Residential Building (9 Dwelling Units) in a BA Zone [Owner/Applicant: Schneur Katz (The Chapel Lofts II, Inc.)]

SITE PLAN REVIEW – Tabled item

***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

1415-07 YALE MEDICAL CENTER SIGN PROGRAM, Authorization for Placement of 5 Cantilevered Directional Signs over the Public Right of Way (Yale New Haven Medical Center).

1415-08 100 RIVER STREET, River Street MDP Parcels E, F and G, Ground Lease with Obligation to Purchase between City of New Haven and Sophie Group LLC (Economic Development Administrator). *Reconfirm action of March 19, 2008*

1415-09 109 WATER STREET, Easement Agreement to allow existing building encroachments and maintenance of same on Property at 111-119 Water Street (Metrobusiness School Site) (Superintendent of Schools).

1415-10 EDGEWOOD WAY, Authorization for New City Sidewalk (City Engineer).

1415-11 ORDINANCE AMENDMENT PERTAINING TO NEWSRACKS, Amend Chapter 78 (former chapter 27) of the Code of Ordinances to add a new section (Director of Public Works).

- 1415-12 60 YORK STREET**, Agreement with renewal option to use a certain parcel of land known as the “Under Air Rights Garage Lot” for the purpose of operating a surface parking lot (Executive Director, New Haven Parking Authority).
- 1415-13 804-806 CHAPEL STREET**, Authorization for Lighting within Public Sidewalk (William Christian, 804 Chapel Street New Haven LLC).

ALDERMANIC REFERRAL – Tabled item

- 1398-19 GRANNIS STREET**, Abandonment of Paper Street (Livable City Initiative).

BOARD OF ZONING APPEALS REFERRALS

- 1415-14 333 WOODWARD AVENUE**, Special Exception to Permit Front Yard Parking in a RS-2 Zone (Owner/Applicant: Janette C. Johnson).
- 1415-15** Removed from Agenda

BOARD OF ZONING APPEALS REFERRAL – Tabled item

- 1414-15 659 WASHINGTON AVENUE**, Special Exception to permit a Neighborhood Convenience Use (general store) in an RM-2 Zone (Owner: Mary T. Collins. Applicant: Gabriel Garcia, 08-18-S).

OTHER

- 1415-16 SAINT RONAN-EDGEHILL HISTORIC DISTRICT Study Report** (New Haven Historic District Commission).

LIVABLE CITY INITIATIVE REFERRALS

- 1415-17 455 GREENWICH AVENUE**, Land Disposition for new Two-Family Residence for sale to Owner-Occupant (Carole Tiernan).
- 1415-18 471 COLUMBUS AVENUE**, Land Disposition of Sliver Lot for Rear Yard (Jose Garcia).
- 1415-19 45 SHELTER STREET**, Land Disposition of Portion of Sliver Lot for Driveway and Yard (Milagros Velez).
- 1415-20 57 EAST RAMSDELL STREET**, Land Disposition for Disposition for Parking (Crossroads).
- 1415-21 125 CLAY STREET**, Land Disposition of Portion of Sliver Lot for Driveway (Wilfredo Cortes).
- 1415-22 41 and 43 BUTTON STREET**, Land Disposition for Construction of new 3-Family Residence (Robert Keene).
- 1415-23 446 DIXWELL AVENUE**, Land Disposition for Construction of new 3-Family Residence (Robert Keene).
- 1415-24 140 PUTNAM STREET**, Land Disposition of Portion of Sliver Lot (Hill Development Corporation).
- 1415-25 272 BLATCHLEY AVENUE**, Land Disposition of Portion of Sliver Lot (Community Housing Corporation).
- 1415-26 272 BLATCHLEY AVENUE**, Land Disposition of Portion of Sliver Lot (Hugo and Teresa Concha).
- 1415-27 116 MUNSON STREET**, Land Disposition of Sliver Lot for Parking (Science Park Development Corporation, LLC).

Alternate Rotation: 1) Maricel Ramos-Valcarcel

Next Regular Meeting of the City Plan Commission: Wednesday, May 21, 2008 at 6:00 PM. (Submission deadline: April 24, 2008 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.