

AGENDA FOR MEETING 1425
NEW HAVEN CITY PLAN COMMISSION
WEDNESDAY, February 18, 2009 at 6:00 PM
NEW HAVEN CITY HALL, 165 CHURCH STREET
Meeting Rooms 1 and 2, 2nd Floor Atrium
NEW HAVEN, CT

Public Hearing at 6:00 PM:

1425-01 91 SHELTON AVENUE, Special Permit for Addition of new Equipment to Existing Telecommunications Facility in an IH Zone (Owner: New Haven Business Center LLC; Applicant: Omnipoint [T-Mobile] Communications).

Regular Meeting:

SITE PLAN REVIEWS

1425-02 10 YORK STREET, Site Plan Review for Renovation and Expansion of Adult Emergency Department in a BD-2 zone (Owner/Applicant: Yale New Haven Hospital).

1425-03 221 WHITNEY AVENUE, Site Plan Review for Utility Crossing of Whitney Avenue (Applicant: Yale University).

1425-04 168-178 CHAPEL STREET, Site Plan Review and Coastal Site Plan Review for Reuse of Existing Industrial Building and related parking in an IL Zone (#178 Chapel Owner: RIKK Associates; #168 Chapel Owner: City of New Haven).

1425-05 259 EAST STREET, Soil Erosion and Sediment Control Review and Coastal Site Plan Review for Demolition of former Manufacturing Facility in IL and IH Zones (Owner: Simkins Industries Inc.; Applicant: Testa Corp.).

1425-06 238 FAIRMONT AVENUE, Site Plan Review and Coastal Site Plan Review for Filling and Remediation on a Waterfront Site in an IH Zone (Owner/Applicant: New Haven Waterways LLC).

***1425-07 LONG WHARF DRIVE, PDD #53**, Minor Modification and Coastal Site Plan Review for Installation of Wind Turbine (Owner/Applicant: City of New Haven). *To be tabled*

1425-08 186, 190, 192 WOLCOTT STREET, 2 MURRAY PLACE, 195, 199, 201, 209 SALTONSTALL COURT, 183 and 191 SALTONSTALL AVENUE, Site Plan Review for Construction of 19 New Housing Units to be known as Murray Place in a RM-2 Zone (Owners: Mutual Housing Association of South Central CT and City of New Haven; Applicant: Mutual Housing of SCC). *Schedule Public Hearing for March 18, 2009*

Tabled item:

1424-04 446-448 DIXWELL AVENUE, Site Plan Review for new Three-Family Residential Structure in a RM-2 Zone (Owner: Robert Keene).

***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 REFERRAL

1425-09 CONSOLIDATED HOUSING AND COMMUNITY DEVELOPMENT ANNUAL ACTION PLAN FY 2009-2010 including proposed activities to be funded by the Department of Housing and Urban Development (HUD) Community Development Block Grant (CDBG), HOME Investment Partnership, Housing Opportunities for Persons with AIDS (HOPWA), and Emergency Shelter Grant (ESG) community (Mayor DeStefano).

Tabled item:

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

LIVABLE CITY INITIATIVE REFERRAL

1425-10 168 CHAPEL STREET, Land Disposition for Parking for adjacent light industrial use (New Haven Awning Company).

* = Expected to be tabled or to remain tabled

BOARD OF ZONING APPEALS REFERRALS

- 1425-11 288 EXCHANGE STREET**, Special Exception to reduce parking for conversion of Third floor to apartment in a RM-2 zone (Owner/Applicant: Gbenga Akindejoye, 09-03-S).
- 1425-12** *Removed from Agenda*
- 1425-13 PORTION OF 378 FRONT STREET** (MBP: 157-0815-00301, aka 21D.1 on Map #3 “Parcel 21D Tract Lot Disposition Plan”), Coastal Site Plan Review and Variance for reduction of parking space size in a RM-2 zone (Owner: Housing Authority of New Haven; Applicant: Trinity New Haven Housing Three Limited Partnership, 09-08-V).
- 1425-14 PORTION OF 378 FRONT STREET** (MBP: 157-0815-00301, aka 21D.2a, 21D.2b, 21D.2c, 21D.2d, 21D.2e, 21D.2f, 21D.2g, 21D.2h, 21D.2i, 21D.2j on Map #3), Special Exception and Coastal Site Plan Review to permit 10 parking spaces to be located on Parcel 21D.1 in a RM-2 zone (Owner: Housing Authority of New Haven; Applicant: Trinity New Haven Four LP, 09-09-S).
- 1425-15 PORTION OF 378 FRONT STREET** (MBP: 157-0815-00301, aka 21D on Map #1 “Phase 3 Parcel Plan”), Special Exception (Planned Development Unit) and Coastal Site Plan Review for 21 dwelling units in a RM-2 zone (Owner: Housing Authority of New Haven; Applicant: Trinity New Haven Housing Three Limited Partnership. & Trinity New Haven Four LP, 09-10-S).
- 1425-16 PORTION OF 378 FRONT STREET** (MBP: 157-0815-00301 aka Parcel 21C on Map #1, “Phase 3 Parcel Plan”), Coastal Site Plan Review and Side yard Variance for Building # 7, Phase II in a RM-2 zone (Owner: Housing Authority of New Haven; Applicant: Trinity New Haven Housing Two LP, 09-15-V, 09-03-CAM).
- 1425-17 PORTION OF 374 FRONT STREET** (MBP: 157-0815-00302, aka Parcel 15 & 17A on Map #4, “Parcel 15 & 17 Tract Disposition Plan”), Coastal Site Plan Review and Variance to permit reduction of parking space size in a RM-2 zone (Owner: Housing Authority of New Haven; Applicant: Trinity New Haven Housing Three Limited Partnership, 09-11-V).
- 1425-18 PORTION OF 374 FRONT STREET** (MBP: 157-0815-00302, aka 17B.1, 17B.2, 17B.3, 17B.4, 17C.1, 17C.2, 17C.3, 17D.1, 17D.2, 17D.3 on Map #4, “Parcels 15 & 17 Tract Lot Disposition Plan”), Special Exception and Coastal Site Plan Review to permit 10 parking spaces on Parcel 15 & 17A for dwelling units on adjacent lots in an RM-2 zone (Owner: Housing Authority of New Haven; Applicant: Trinity New Haven Four LP, 09-12-S).
- 1425-19 PORTION OF FRONT STREET** (MBP: 157-0815-00300, aka Parcel 15 on Map #1, “Phase 3 Parcel Plan” & 374 Front St., MBP: 157-0815-00302, aka Parcel 17 on Map #1), Special Exception (Planned Development Unit) and Coastal Site Plan Review for 39 dwelling units in a RM-2 zone (Owner: Housing Authority of New Haven; Applicant: Trinity New Haven Housing Three Limited Partnership. and Trinity New Haven Four Limited Partnership, 09-13-S).
- 1425-20 PORTION OF 374 FRONT STREET** (MBP: 157-0815-00302 aka Parcel 15 & 17A on Map #4, “Parcel 15 & 17 Tract Disposition Plan”), Coastal Site Plan Review and Variance for a maintenance accessory storage structure in a RM-2 zone (Owner: Housing Authority of New Haven; Applicant: Trinity New Haven Housing Three Limited Partnership, 09-14-V).

Minutes of Meeting 1424

OTHER BUSINESS

Certificate of Approval of Location: Update on process

1425 A Administrative Site Plan Reviews

CITY PLAN COMMISSION ELECTIONS: Chair and Vice Chair

Alternate Rotation: 1) Susan Jordan 2) Elijah Huge

Next Regular Meeting of the City Plan Commission: Wednesday, March 18, 2009 at 6:00 PM (Submission deadline: Thursday, February 19, 2009 at 3:00 PM)

* = Expected to be tabled or to remain tabled

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>. Updates will occur to the web agenda as necessary. Official Agenda is filed with City Clerk 24 hours prior to the meeting time.

* = Expected to be tabled or to remain tabled