

MEMORANDUM

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TO: Town Clerk
Park and Recreation Department
Public Works Department

FROM: Jeremy B. Ginsberg, AICP
Fred W. Doneit, AICP

DATE: January 26, 2023

SUBJECT: Planning & Zoning Commission Meeting—January 31, 2023

The Planning and Zoning Commission will hold a meeting on Tuesday, January 31, 2023 at 7:30 P.M., in Room 119 of Darien Town Hall, 2 Renshaw Road. The agenda is as follows:

PLANNING AND ZONING COMMISSION AGENDA

Tuesday, January 31, 2023

7:30 P.M.

Room 119, Town Hall

PUBLIC HEARING

Coastal Site Plan Review #164-A, Flood Damage Protection Application #171-A, Land Filling & Regrading Application #542, Brenda Greene, 10 Runkenhage Road. Proposal to establish a flood control berm on the southeastern portion of the property to prevent nuisance flooding and ponding of the yard; and to perform related site development activities within regulated areas. The 1.03+/- acre subject property is located at the terminus of Runkenhage Road approximately 540 feet southeast of its intersection with Tokeneke Trail, and is shown on Assessor's Map #69 as Lot #30 in the R-1 Residential Zone.

Land Filling, Excavation & Regrading Application #543, Michael Michaux, 142 Nearwater Lane. Proposal to excavate and regrade the northeastern portion of the property to create a level yard area, and to perform related site development activities. The 0.43+/- acre subject property is located on the east side of Nearwater Lane approximately 340 feet south of its intersection with Juniper Road, and is shown on Assessor's Map #57 as Lot #24 in the R-1 Zone. *TO BE IMMEDIATELY CONTINUED TO 2/14/2023.*

GENERAL MEETING

Deliberations and possible decisions on the following:

Site Plan Application #283-A, Darien Board of Education, Royle Elementary School, 133 Mansfield Avenue. Proposal to renovate and construct additions to Royle Elementary School, including eliminating temporary portable classroom buildings, replacing the library/learning commons, correctly sizing general and special subject classrooms, upgrading building systems, and adding parking spaces to existing parking areas; and to perform related site development activities, including adding landscape plantings, restoring and adding to hardscape areas, and installing stormwater management. *DECISION DEADLINE: 2/7/2023.*

Site Plan Application #286-A, Darien Board of Education, Hindley Elementary School, 10 Nearwater Lane. Proposal to renovate and construct additions to Hindley Elementary School, including eliminating temporary portable classroom buildings, replacing the library/learning commons, correctly sizing general and special subject classrooms, upgrading building systems, and adding parking spaces to the bus loop; and to perform related site development activities, including adding landscape plantings, restoring and adding to hardscape areas, and improving stormwater management. *DECISION DEADLINE: 2/7/2023.*

Deliberations ONLY on the following:

Site Plan Application #264-B, Land Filling & Regrading Application #541, Darien Board of Education, Holmes Elementary School, 18 & 32 Hoyt Street. Proposal to renovate and construct additions to Holmes Elementary School, including eliminating temporary portable classroom buildings, renovating and expanding the library, constructing classroom additions, a new main entrance, and outdoor courtyard/classroom, correctly sizing general and special subject classrooms, upgrading building systems, and adding parking spaces to existing parking areas; and to perform related site development activities, including adding landscape plantings, restoring and adding to hardscape areas, and installing stormwater management. The subject property is situated on the west side of Hoyt Street approximately 90 feet north of its intersection with Phillips Lane and is shown on Assessor's Map #25 as Lots #144, #145, and #146 in the R-1/3 Residential Zone and the Municipal Use Overlay Zone (MU). *DECISION DEADLINE: 3/28/2023.*

Chairman's Report

Director's Report—including discussion of fee increase for land use board applications and zoning permits AND post-COVID outdoor activity.

Any Other Business (Requires two-thirds vote of Commission)

Next upcoming Meetings—February 7 & 14, 2023

ADJOURN.