

**TOWN PLAN AND ZONING COMMISSION  
MEETING AGENDA: JULY 12, 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](mailto:tpzcommission@fairfieldct.org).**

**A. CALL TO ORDER**

**B. EXECUTIVE SESSION**

**1. BILLS AND COMMUNICATIONS**

**a. Meeting Minutes 6/28/22**

[https://fairfieldct.org/filestorage/10726/11028/12429/114752/114756/TPZ\\_Meeting\\_Minutes - June 28%2C 2022%27.pdf](https://fairfieldct.org/filestorage/10726/11028/12429/114752/114756/TPZ_Meeting_Minutes_-_June_28%2C_2022%27.pdf)

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**b. 801 Post Road Review of revised plan pursuant to conditions of approval of Special Permit.**

[https://fairfieldct.org/filestorage/10726/11028/12429/97850/801\\_Post\\_revisions.pdf](https://fairfieldct.org/filestorage/10726/11028/12429/97850/801_Post_revisions.pdf)

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## 2. NEW APPLICATIONS FOR RECOMMENDATION TO PUBLIC HEARING

- a. **190 Sherman Street** Special Permit application of McKenzie Real Estate Group, LLC for a 24' x 7' two story addition to an existing office. Cent. Des. Dist.
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## 3. COMPLIANCES / COASTAL SITE PLANS

- a. **1370 Fairfield Beach Road** Coastal Site Plan application of 1370 Fairfield Beach Road, LLC pertaining to the construction of a single-family dwelling. Beach Dist.
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[https://fairfieldct.org/filestorage/10726/11028/12429/97850/121755/1370\\_FBR\\_CAM\\_report.pdf](https://fairfieldct.org/filestorage/10726/11028/12429/97850/121755/1370_FBR_CAM_report.pdf)

[https://fairfieldct.org/filestorage/10726/11028/12429/97850/121755/1370\\_FBR\\_Survey.pdf](https://fairfieldct.org/filestorage/10726/11028/12429/97850/121755/1370_FBR_Survey.pdf)

[https://fairfieldct.org/filestorage/10726/11028/12429/97850/121755/Planting\\_plan.pdf](https://fairfieldct.org/filestorage/10726/11028/12429/97850/121755/Planting_plan.pdf)

[https://fairfieldct.org/filestorage/10726/11028/12429/97850/121755/Architectural\\_plans.pdf](https://fairfieldct.org/filestorage/10726/11028/12429/97850/121755/Architectural_plans.pdf)

## C. PUBLIC HEARING

1. **116 Sherman Street** Special Permit application of MTM Sherman Street, LLC pertaining to a new 3-story mixed-use building. Cent. Des. Dist.
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[https://fairfieldct.org/filestorage/10726/11028/12429/12436/114405/121761/116\\_Sherman\\_St\\_application.pdf](https://fairfieldct.org/filestorage/10726/11028/12429/12436/114405/121761/116_Sherman_St_application.pdf)

[https://fairfieldct.org/filestorage/10726/11028/12429/12436/114405/121761/116\\_Sherman\\_St\\_Site\\_Plan.pdf](https://fairfieldct.org/filestorage/10726/11028/12429/12436/114405/121761/116_Sherman_St_Site_Plan.pdf)

[https://fairfieldct.org/filestorage/10726/11028/12429/12436/114405/121761/116\\_Sherman\\_St\\_Architectural.pdf](https://fairfieldct.org/filestorage/10726/11028/12429/12436/114405/121761/116_Sherman_St_Architectural.pdf)

2. **1073 North Benson Road** Special Exception application of Fairfield University pertaining to the construction of a new student dormitory. A Zone

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[https://fairfieldct.org/filestorage/10726/11028/12429/12436/114405/121763/Fairfield\\_University\\_Regis\\_West\\_application.pdf](https://fairfieldct.org/filestorage/10726/11028/12429/12436/114405/121763/Fairfield_University_Regis_West_application.pdf)

[https://fairfieldct.org/filestorage/10726/11028/12429/12436/114405/121763/Fairfield\\_University\\_Regis\\_West\\_New\\_Residence\\_Hall\\_P%26Z\\_Submission.pdf](https://fairfieldct.org/filestorage/10726/11028/12429/12436/114405/121763/Fairfield_University_Regis_West_New_Residence_Hall_P%26Z_Submission.pdf)

[https://fairfieldct.org/filestorage/10726/11028/12429/12436/114405/121763/Fairfield\\_University\\_Regis\\_West\\_Revised.pdf](https://fairfieldct.org/filestorage/10726/11028/12429/12436/114405/121763/Fairfield_University_Regis_West_Revised.pdf)