

MAYOR
David R. Martin



CITY OF STAMFORD
PLANNING BOARD
LAND USE BUREAU
888 WASHINGTON BOULEVARD
STAMFORD, CT 06904 -2152

Director of Operations
Mark McGrath

Land Use Bureau Chief
Ralph Blessing

Deputy Director of Planning
David W. Woods, PhD, AICP
(203) 977-4718
dwoods@stamfordct.gov

November 15, 2018

RE: MP-433: Application for an Amendment of the Stamford Master Plan - Pacific Street, Woodland Avenue, Atlantic Street & Walter Wheeler Drive

Dear Neighboring Property Owner:

I am writing to inform you that the Stamford Planning Board has filed an application to amend the City of Stamford Master Plan Map to change a portion of properties currently located in Category Nos. 4 (Residential - Medium Density Multifamily), 6 (Commercial - Neighborhood) and 9 (Urban Mixed-Use) to Category Nos. 5 (Residential - Medium Density Multifamily) and 9 (Urban Mixed-Use). The subject properties are commonly known as 701 and 705 Pacific Street; 13 and 43 Woodland Avenue; 0, 784 and 804 Atlantic Street and 12, 18 and 20 Walter Wheeler Drive. The areas that are subject to the change are further described as follows:

Area A - Land to be changed from Category 4 to Category 5:

Property fronting on the south side of Woodland Avenue, known as 43 Woodland Avenue

Area B - Land to be changed from Category 4 to Category 9:

Property fronting on the south side of Woodland Avenue, known as 13 Woodland Avenue
Property fronting on the east side of Atlantic Street, known as 0, 784 & 804 Atlantic Street
Property fronting on the north side of Walter Wheeler Drive, known as 12, 18 & 20 Walter Wheeler Drive

Area C - Land to be changed from Category 6 to Category 9:

Property fronting on the east side of Pacific Street, known as 701 & 705 Pacific Street

A map depicting the area of the proposed changes is provided on the back of this letter.

Because you own property in close proximity to the affected property, the Stamford Charter requires that you be notified of the filing of the application, as well as the fact that the **Planning Board of the City of Stamford, CT will conduct a Public Hearing on this matter on Tuesday, November 27, 2018 at 7:00 p.m. in the Cafeteria, 4th Floor, Government Center Building, 888 Washington Boulevard, Stamford, CT.** The hearing may be continued to another time and any information relative to any continuation will be announced by the Planning Board at the November 27, 2018 Public Hearing.

Should you have any questions, please feel free to contact me at your convenience at (203) 977-4718 or if you prefer, you may review the Stamford Planning Board file containing the complete application which is available for inspection during regular business hours at its office on the 7th floor of the Government Center Building, 888 Washington Boulevard, Stamford, Connecticut.

Sincerely, ~

David W. Woods, PhD, AICP
Deputy Director of Planning



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**MASTER PLAN MAP CHANGE - #MP-433
NOTIFICATION LETTERS TO PROPERTY OWNERS (45 RECIPIENTS)
Sent November 15, 2018**

AMCOM LLC
46 Waterbury Avenue
Stamford, CT 06902

Jadwiga Rakowski
112 Webb Avenue
Stamford, CT 06902

Optimus Health Care, Inc.
471 Barnum Avenue
Bridgeport, CT 06608

Spanish Church of God, Inc.
795 Atlantic Street
Stamford, CT 06901

South End I, LLC
c/o Ronald Chua
310 East Second Street, #8M
New York, NY 10009-8161

785 Atlantic Street, LLC
P.O. Box 16730
Stamford, CT 06905

James L. Adams
18 Cedar Street
Stamford, CT 06903

775 Atlantic Street, LLC
P.O. Box 931
Riverside, CT 06870

Clayton L. Adams
15 Lipton Place
Stamford, CT 06902-6810

Yamil T. Avenueras
Maria T. Avenueras
56 Lenox Avenue
Stamford, CT 06906-2315



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Terry B. Adams
15 Lipton Place
Stamford, CT 06902-6810

Estate of Joseph Antoni Pawlink
2544 Daniel Island Drive
Daniel Island, SC 29492

Katchko Properties, LLC
315 Pepper Ridge Road
Stamford, CT 06905-2801

Holy Name Athletic Club, Inc.
804 Atlantic Street
Stamford, CT 06902-6832

City of Stamford
888 Washington Boulevard
Stamford, CT 06901

City of Stamford
South End Recreation BLDG
888 Washington Boulevard
Stamford, CT 06901-2930

Maria Monterroso
6 Woodland Avenue
Stamford, CT 06902

Gina E. Rosario
Romejio Rosario
10 Woodland Avenue
Stamford, CT 06902-6925

Eduardo Gonzalez
14 Woodland Avenue
Stamford, CT 06902-6925



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Neighboring Housing Services
295 West Main Street
Stamford, CT 06902-5011

New Hope Christian Community, Inc.
690 Pacific Street
Stamford, CT 06902

699 Pacific Street, LLC
685 Newfield Avenue
Stamford, CT 06905

Parish St. Johns P E Church
628 Main Street
Stamford, CT 06901-2011

Church of God of Stamford
Pacific Street
Stamford, CT 06902

Carmelo Tomas, Carmine Tomas, Maria Tomas & Elisabetta Tomas
685 Newfield Avenue
Stamford, CT 06905-3308

Tanya Slavinsky / Diane, LLC
205 Stuyvesant Drive
San Anselmo, CA 94960-1143

Inspirica, Inc.
712 Pacific Street
Stamford, CT 06902

Seven 26
728 South Pacific Street Assoc.
41 Martin Street
Stamford, CT 06902-6243



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Special District Unit Park
P.O. Box 110295
Stamford, CT 06911

Johanna Arnone
John M. Sawicki
39 Olmstead Place
East Norwalk, CT 06855

12 WWD, LLC
One Elmcroft Road, Suite 500
Stamford, CT 06902
Estelle McCauley
55 Fox Run Road
Norwalk, CT 06850-2324

Duda Leslaw
28 Pine Tree Drive
Stamford, CT 06906

Church of God by TR
Gabriel Estime
690 Pacific Street
Stamford, CT 06902

Postmark Owner, LLC
152 West 57th Street
New York, NY 10019

HPC-Six, LLC
201 Commons Park South
Stamford, CT 06902-7064

TR Park Place Corp.
100 Washington Boulevard
Stamford, CT 06902



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TR Park Place Corp
875 N. Michigan Avenue
Suite 3430
Chicago, IL 60611

Woodland Pacific, LLC
c/o BLT Management, LLC
P.O. Box 110295
Stamford, CT 06911

Woodland Pacific LLC
c/o BLT Management, LLC
One Elmcroft Road, Suite 500
Stamford, CT 06902

Walter Wheeler Drive SPE, LLC
c/o Building & Land Technology
P.O. Box 110295
Stamford, CT 06911

5-9 Woodland, LLC
One Elmcroft Road
Stamford, CT 06902-6907

695 Pacific Realty, LLC
57 Soundview Avenue
Stamford, CT 06902

HPC-Eight, LLC
c/o BLT Management
P.O. Box 110295
Stamford, CT 06911

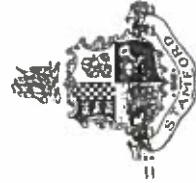
Special District Unit
(Concession Stand)
P.O. Box 110295
Stamford, CT 06911

CITY OF STAMFORD
STAMFORD PLANNING BOARD
888 WASHINGTON BOULEVARD
P.O. BOX 10152
STAMFORD, CT 06901

TR Park Place Corp.
100 Washington Boulevard
Stamford, CT 06902



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