

# City of Danbury

**2023 Plan of Conservation and Development  
Oversight Committee Meeting #4  
2/16/21**



**CITY OF DANBURY**  
Plan of Conservation and Development












**FITZGERALD & HALLIDAY, INC.**  
Innovative Planning, Better Communities



# Agenda

1. Review existing plans and policies for relevance to 2023 POCD
  - State of CT Conservation & Development Plan (2013-2018 effective; 2018-2023 draft)
  - 2020-2030 Western Connecticut Regional Plan of Conservation and Development
  - 2013 Danbury POCD
  - 2019 Downtown Danbury TOD Study
  - 2005 Danbury Transportation Plan
  - Western Connecticut Economic Development Plan
  - Greater Danbury Regional Bike Plan
  - Norwalk River Valley Trail Routing Study
2. Review draft vision statement
3. Status of public campaign launch
4. Next steps

# Key Themes Across all Plans

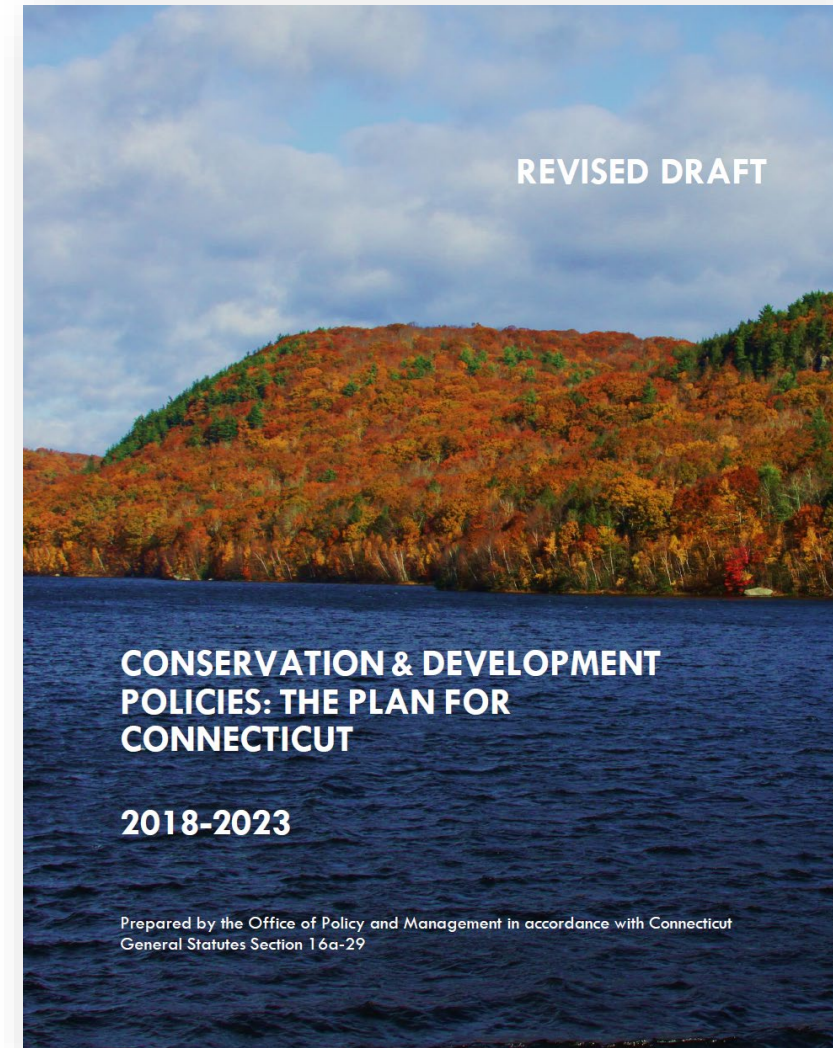
-  Promote and conduct integrated planning and collaboration across governments
-  Target development and redevelopment in areas with existing infrastructure
-  Protect and restore environmental resources
-  Preserve and support historic and cultural resources
-  Expand housing options and increase affordability
-  Invest in and adequately maintain infrastructure
-  Support economic development that creates jobs, expands tax base, and fosters sustainable growth
-  Enhance and expand multimodal transportation options
-  Focus on quality-of-life improvements

# State of CT Conservation & Development Plan

Danbury is specifically identified only once in the Plan: as a “Regional Center”.

The plan provides six growth management principles:

- 1. Redevelop and Revitalize Regional Centers and Areas with Existing or Currently Planned Physical Infrastructure
- 2. Expand Housing Opportunities and Design Choices to Accommodate a Variety of Household Types and Needs
- ■ 3. Concentrate Development around Transportation Nodes and Along Major Transportation Corridors to Support the Viability of Transportation Options

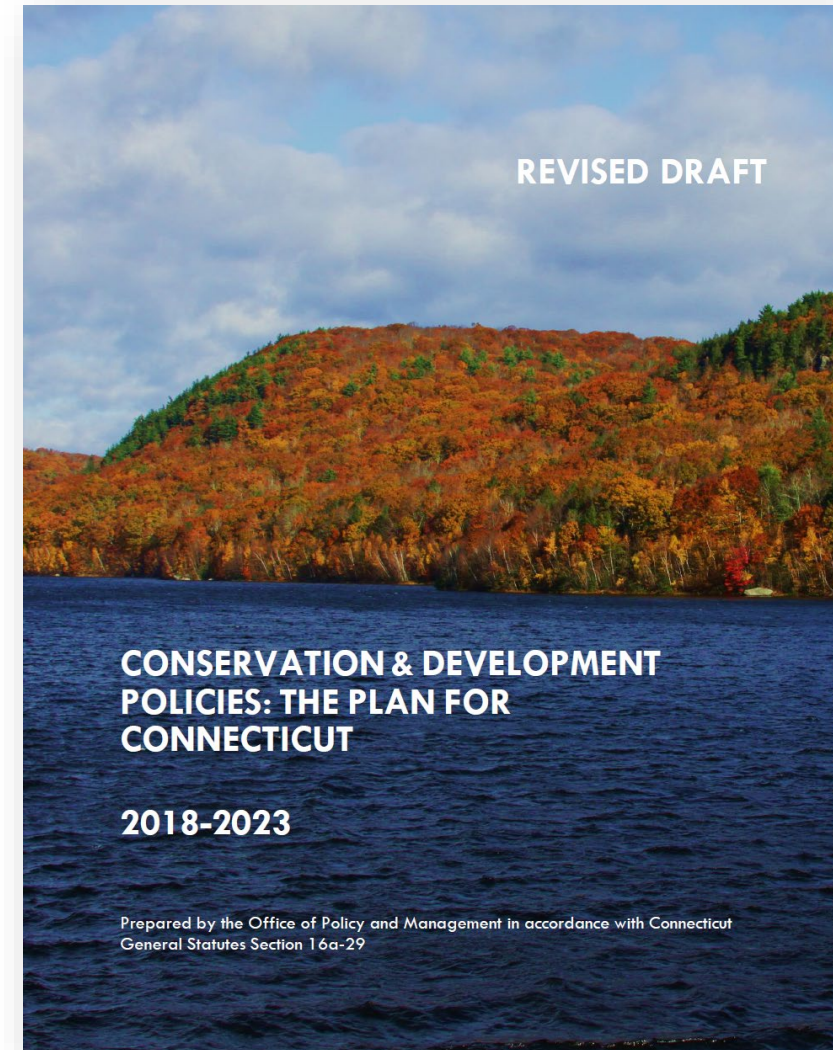


# State of CT Conservation & Development Plan

Growth management principles (cont.):

- ■ 4. Conserve and Restore the Natural Environment, Cultural and Historical Resources, and Traditional Rural Lands
- 5. Protect and Ensure the Integrity of Environmental Assets Critical to Public Health and Safety
- 6. Promote Integrated Planning across all Levels of Government to Address Issues on a Statewide, Regional, and Local Basis

Cities and towns are not compelled to align local POCD's with the plan, but consistency is encouraged and is advantageous for grant applications.

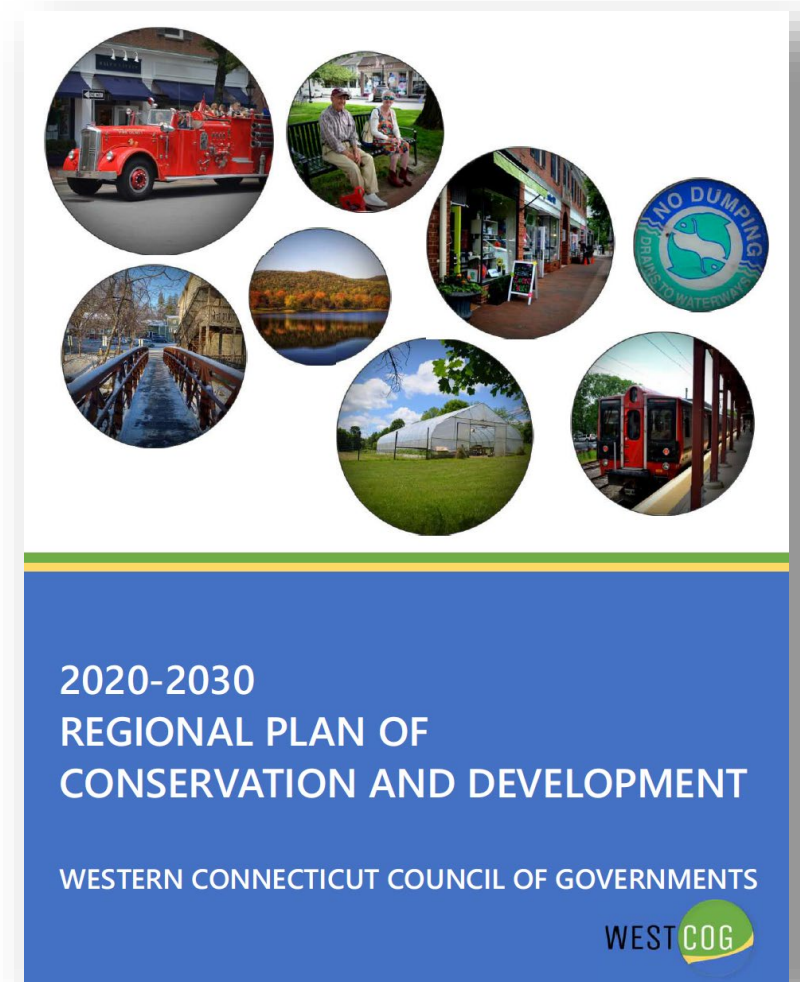




# 2020-2030 Western Connecticut Regional Plan of Conservation and Development

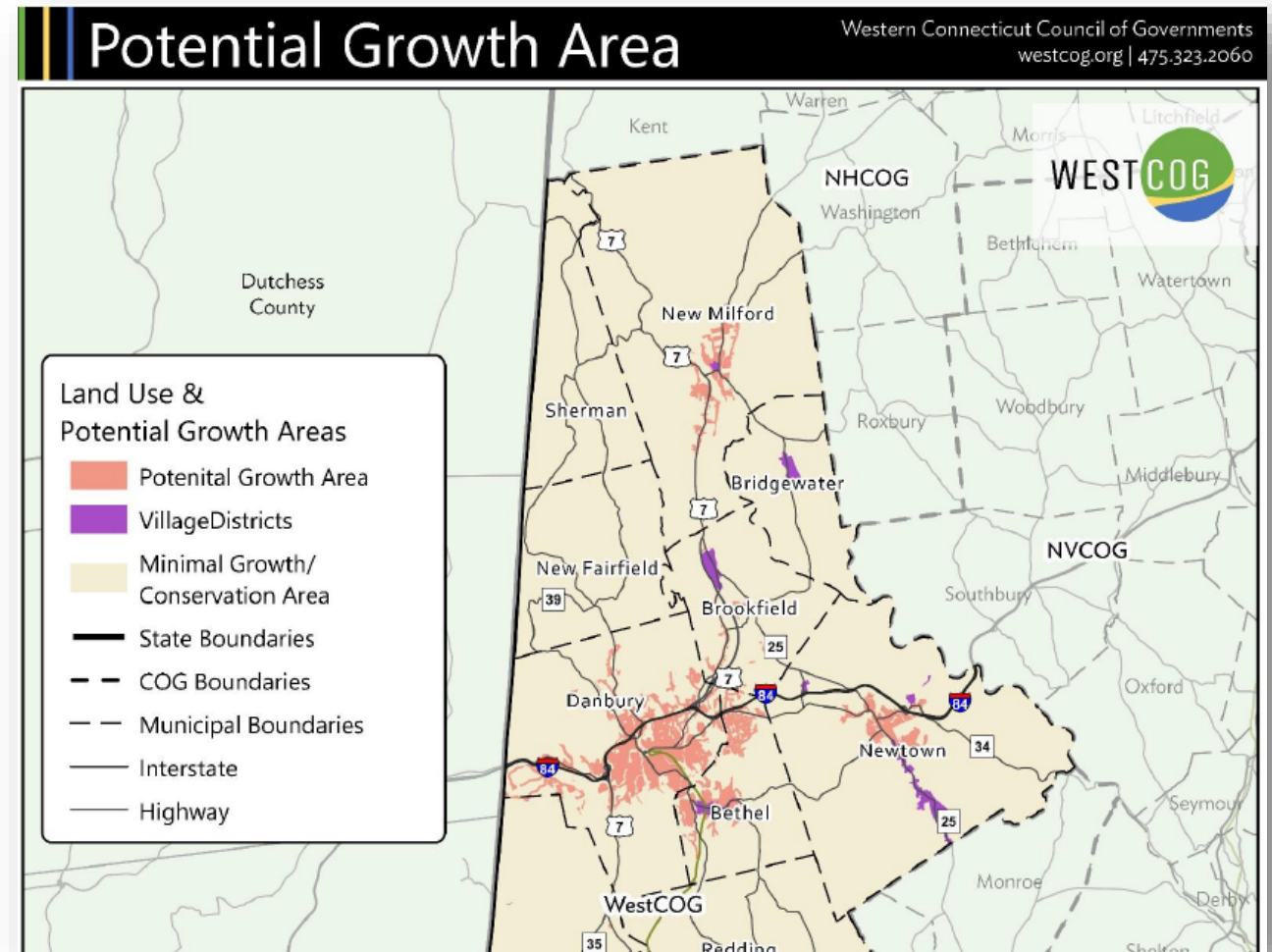
- 63 Goals relevant to the entire region
- Goals are organized into the following themes:

- ■ Stormwater Management
- Floodplain Management
- Riparian Corridors
- Communications Infrastructure
- ■ Transportation Infrastructure
- ■ Sewer Avoidance
- ■ Renewable Energy Infrastructure
- Affordable Housing
- ■ Transit Oriented Housing
- Economic Development
- Historic Preservation and Tourism
- ■ Water Supplies
- Protected Open Space and Forests
- Air Quality
- ■ Agricultural Resources



# 2020-2030 Western Connecticut Regional Plan of Conservation and Development (cont.)

- Potential Growth Areas are identified in urban core
- Most of Danbury is identified as Minimal Growth/Conservation Area



# 2013 Danbury POCD

## Goals:

- ■ 1. Development patterns that accommodate growth without diminishing the quality of life of the City.
- ■ 2. An urban core that serves as the primary focus of City life.
- ■ ■ 3. Development of the West Side District as the major growth center in the City.
- 4. A business climate that creates jobs, expands the tax base, and fosters sustainable economic development.
- ■ 5. A natural environment that is conserved and protected for the use and enjoyment of present and future generations.
- 6. Adequate and desirable housing for all residents of the City.



**CITY OF DANBURY**  
**PLAN of CONSERVATION & DEVELOPMENT**  
2002, AS AMENDED 2013

**Mark D. Boughton**  
MAYOR

**CITY OF DANBURY**  
**PLANNING COMMISSION**

Arnold E. Finaldi, Jr., Chairman  
Kenneth H. Keller, Vice-Chairman  
Fil Cerninara  
Helen M. Hoffstaetter  
Joel B. Urice  
Michael S. Ferguson (Alt.)  
Robert Chiochio (Alt.)

**DEPARTMENT OF PLANNING AND ZONING**

Dennis I. Elpern, Planning Director  
Sharon B. Calitro, Deputy Planning Director  
Jennifer L. Emminger, Associate Planner  
Timothy J. Rosati, Assistant Zoning Enforcement Officer  
JoAnne V. Read, Planning Assistant  
Patricia M. Lee, Secretary

City of Danbury · 155 Deer Hill Avenue · Danbury · Connecticut



# 2013 Danbury POCD

## Goals (cont.):

- 7. The preservation and enhancement of historic and archeological resources of merit
- ■ ■ 8. A park and open space system that provides for the active and passive recreational needs of the community.
- 9. Public facility and utility services adequate to meet the future needs of the City.
- 10. A safe and efficient transportation system that provides choice in travel from place to place.
- 11. State and regional cooperation that addresses emerging challenges facing the City and the Tri-State Metropolitan Region.



**CITY OF DANBURY**  
**PLAN of CONSERVATION & DEVELOPMENT**  
2002, AS AMENDED 2013

**Mark D. Boughton**  
MAYOR

**CITY OF DANBURY**  
**PLANNING COMMISSION**

**Arnold E. Finaldi, Jr., Chairman**  
**Kenneth H. Keller, Vice-Chairman**  
**Fil Cerninara**  
**Helen M. Hoffstaetter**  
**Joel B. Urice**  
**Michael S. Ferguson (Alt.)**  
**Robert Chiochio (Alt.)**





**DEPARTMENT OF PLANNING AND ZONING**

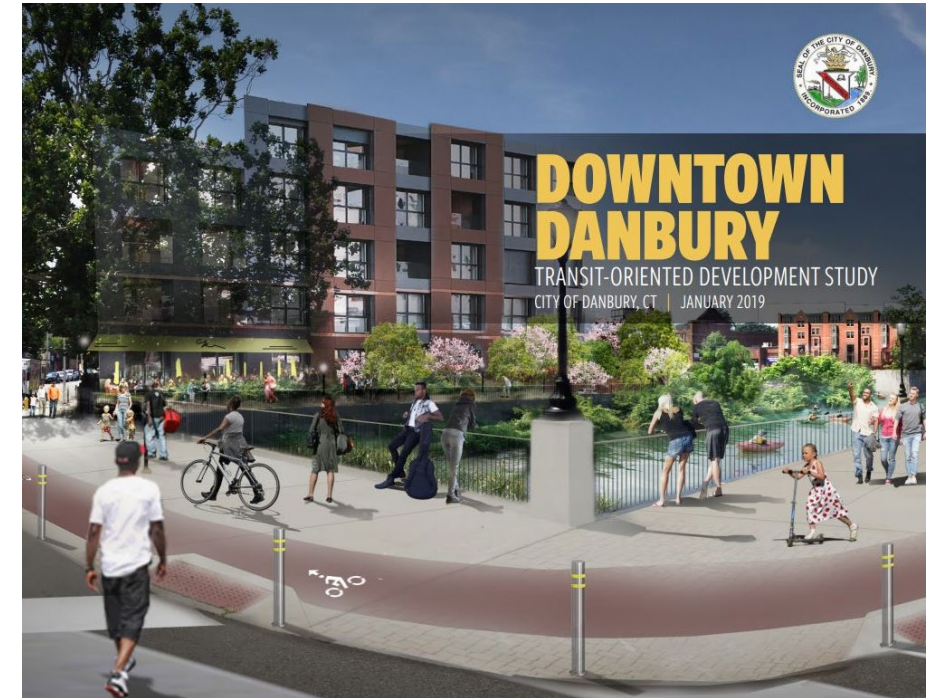
**Dennis I. Elpern, Planning Director**  
**Sharon B. Calitro, Deputy Planning Director**  
**Jennifer L. Emminger, Associate Planner**  
**Timothy J. Rosati, Assistant Zoning Enforcement Officer**  
**JoAnne V. Read, Planning Assistant**  
**Patricia M. Lee, Secretary**

City of Danbury · 155 Deer Hill Avenue · Danbury · Connecticut

# 2019 Downtown Danbury TOD Study

## Goals:

-  1. Provide opportunities and incentives for land development in the TOD Study Area that will encourage a mix of land uses at densities that promote transit use.
-  2. Expand access to convenient transportation choices and enhance walkability and biking within the TOD Study Area and surrounding neighborhoods.
-  3. Add and enhance great public places in Downtown Danbury through thoughtful design and wayfinding, including clear walking connections to transit.
-  4. Make Downtown Danbury a thriving cultural destination and easily accessible for all populations within the City and the region.



# 2005 Danbury Transportation Plan

- Expands upon the 2002 POCD
- Twenty major recommendations comprising mostly of road widening of multiple corridors
  - Widenings recommended for: I-84, North Street, Federal Road, Starr Road/Sand Pit Road/Germantown Road, Kenosia Avenue, Main Street, Mill Plain Road, Newtown Road, Osborne Street, Tamarack Avenue, Padanaram Road, Route 7, West Street



## City of Danbury Transportation Plan 2005

### EXECUTIVE SUMMARY

Danbury has undergone remarkable changes over the past several decades, evolving from a small industrial city into an important employment and retail center. Rapid rates of population growth and increased mobility have resulted in the expansion of the City from a compact urban center into one marked by conventional patterns of suburban development which later spread into neighboring towns. All of these changes have had a marked affect on transportation in the City and region as public improvements struggle to keep pace with soaring demands.

The Danbury transportation system is dominated by two major regional highways, Interstate 84 and U.S. Route 7, and several major arterial roads that also play important regional roles: Federal Road, Newtown Road and White Street, Main Street and South Street, Mill Plain Road, Padanaram Road/Pembroke Road, and Clapboard Ridge Road. The highway network is complemented by public transit service, including the Housatonic Area Regional Transit (HART) bus system and the Danbury Branch Line of Metro-North.

However, the transportation system is far from balanced. Among City residents, over 90% traveled to work by car in 2000 while only 3.8% took public transportation. Largely because of urban sprawl throughout the Housatonic Valley, only 2.9% of the Region's employed residents utilized public transit for their work trips.

Much of the transportation planning for the City has historically been provided by the Connecticut Department of Transportation (ConnDOT) and the Housatonic Valley Council of Elected Officials (HVCEO). In most cases, emphasis has been placed on improvements to state highway corridors and local intersections. Until now, the City has never adopted its own local comprehensive transportation plan to address the needs of all municipal streets and to address other issues that go beyond road and transit improvements.

#### Critical Issues

This *Transportation Plan* is an effort to provide local officials and the public with a complete inventory and analysis of transportation needs in the City. Although the *Plan of Conservation and Development (PCD)*, adopted in 2002, included goals and policies for transportation, this *Plan* is more than a recitation of the *PCD*. It greatly expands the content of the *PCD* by providing a more detailed and inclusive needs assessment and by updating previous recommendations in view of changing conditions. The *Plan* addresses a number of critical issues relating to the movement of people and goods from place to place.



# 2005 Danbury Transportation Plan (cont.)

- Optimize traffic control system
- Obtain State funding for bridges in poor conditions
- Coordinate land use and transportation needs
- Encourage alternative work arrangements and ridesharing
- Enhance HART bus service
- Enhance Metro-North service
- ■ Extend sidewalks and provide streetscape improvements
- Obtain more State funding and enhance regional planning efforts



## City of Danbury Transportation Plan 2005

### EXECUTIVE SUMMARY

Danbury has undergone remarkable changes over the past several decades, evolving from a small industrial city into an important employment and retail center. Rapid rates of population growth and increased mobility have resulted in the expansion of the City from a compact urban center into one marked by conventional patterns of suburban development which later spread into neighboring towns. All of these changes have had a marked affect on transportation in the City and region as public improvements struggle to keep pace with soaring demands.

The Danbury transportation system is dominated by two major regional highways, Interstate 84 and U.S. Route 7, and several major arterial roads that also play important regional roles: Federal Road, Newtown Road and White Street, Main Street and South Street, Mill Plain Road, Padanaram Road/Pembroke Road, and Clapboard Ridge Road. The highway network is complemented by public transit service, including the Housatonic Area Regional Transit (HART) bus system and the Danbury Branch Line of Metro-North.

However, the transportation system is far from balanced. Among City residents, over 90% traveled to work by car in 2000 while only 3.8% took public transportation. Largely because of urban sprawl throughout the Housatonic Valley, only 2.9% of the Region's employed residents utilized public transit for their work trips.

Much of the transportation planning for the City has historically been provided by the Connecticut Department of Transportation (ConnDOT) and the Housatonic Valley Council of Elected Officials (HVCEO). In most cases, emphasis has been placed on improvements to state highway corridors and local intersections. Until now, the City has never adopted its own local comprehensive transportation plan to address the needs of all municipal streets and to address other issues that go beyond road and transit improvements.

#### Critical Issues

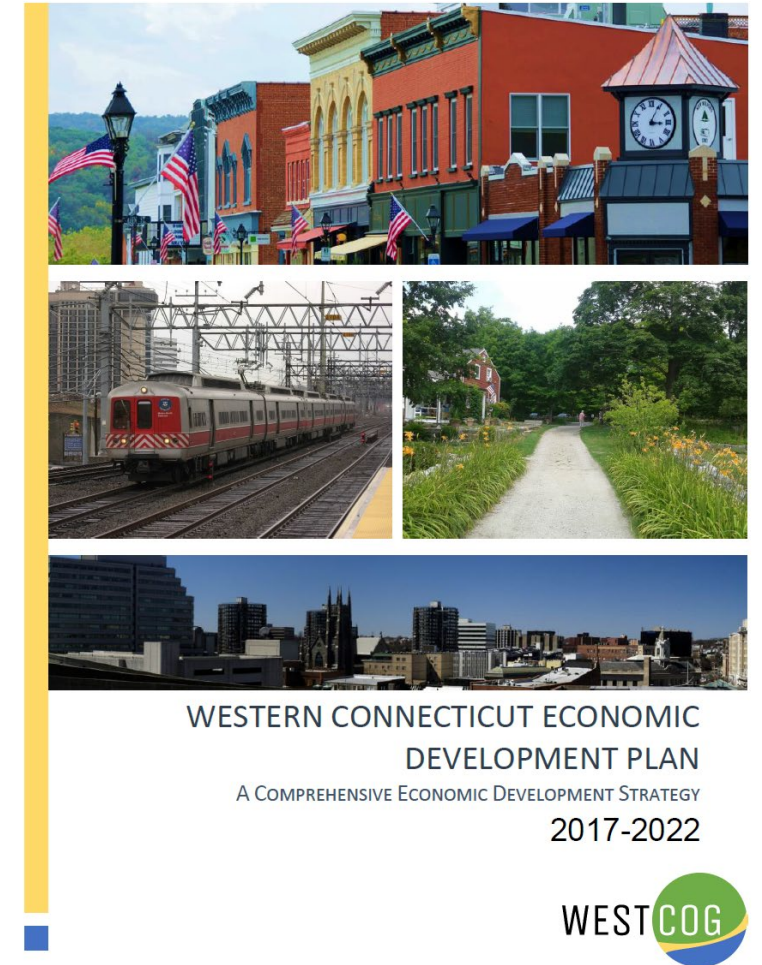
This *Transportation Plan* is an effort to provide local officials and the public with a complete inventory and analysis of transportation needs in the City. Although the *Plan of Conservation and Development (PCD)*, adopted in 2002, included goals and policies for transportation, this *Plan* is more than a recitation of the *PCD*. It greatly expands the content of the *PCD* by providing a more detailed and inclusive needs assessment and by updating previous recommendations in view of changing conditions. The *Plan* addresses a number of critical issues relating to the movement of people and goods from place to place.

# Western CT Economic Development Plan

Six primary goals:

- 1. Regional planning & coordination
- 2. Improved business climate
- ■ 3. An inclusive workforce
- 4. Improved and maintained transportation & infrastructure
- 5. A more sustainable & resilient region
- ■ ■ ■ 6. A positive regional identity

No recommendations specific to Danbury



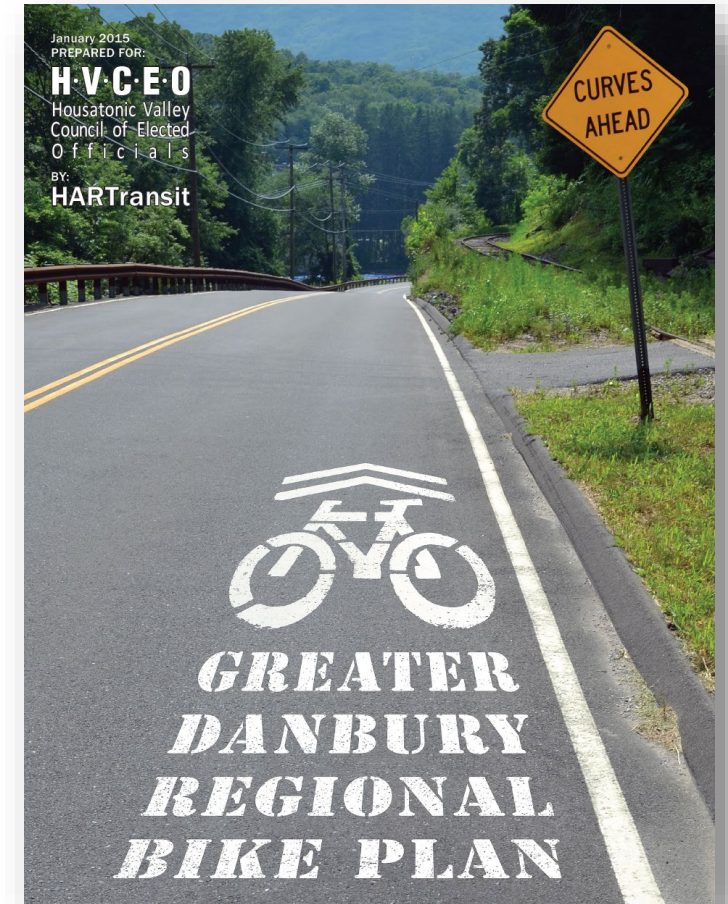
# Greater Danbury Regional Bike Plan

The plan references Danbury's POCD recommendations for:

- A "Two Lakes Bikeway" from East Lake Reservoir to the Margerie Lake Reservoir
- Connections to Bethel and Brewster

Recommendations for Danbury:

- Adopt a complete streets policy as recommended by the CT Bicycle and Pedestrian Advisory Board.
- Complete a bicycle and pedestrian access plan which would include the examination of multi-use trails as described in the Danbury Plan of Conservation and Development.
- Complete a study of Main Street (Route 53), South Street, Newtown Road and West Street to develop counter measures that would improve safe use of these facilities for cyclists.

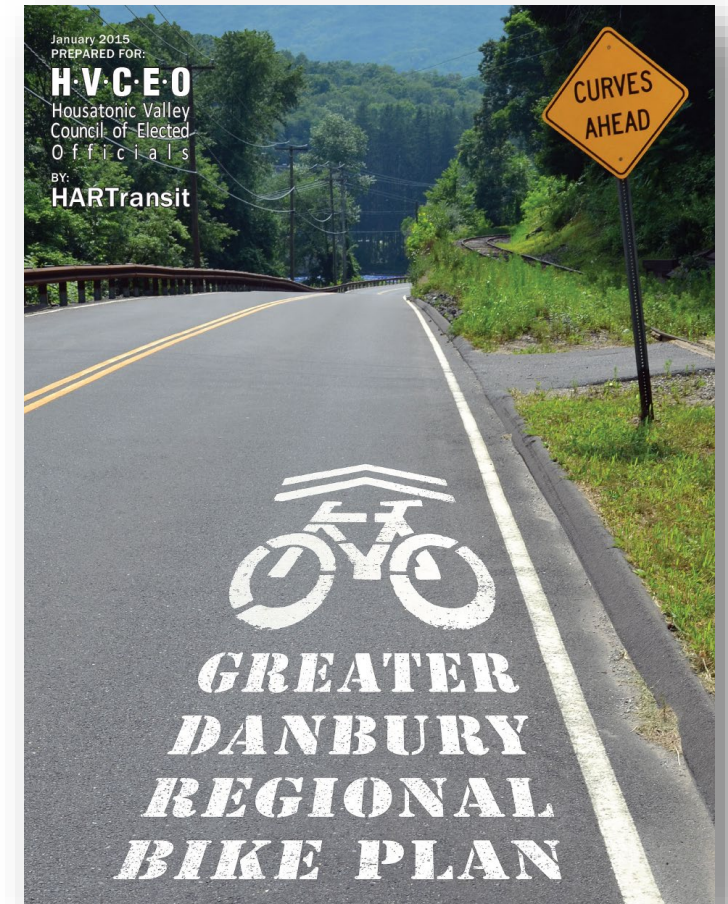




# Greater Danbury Regional Bike Plan (cont.)

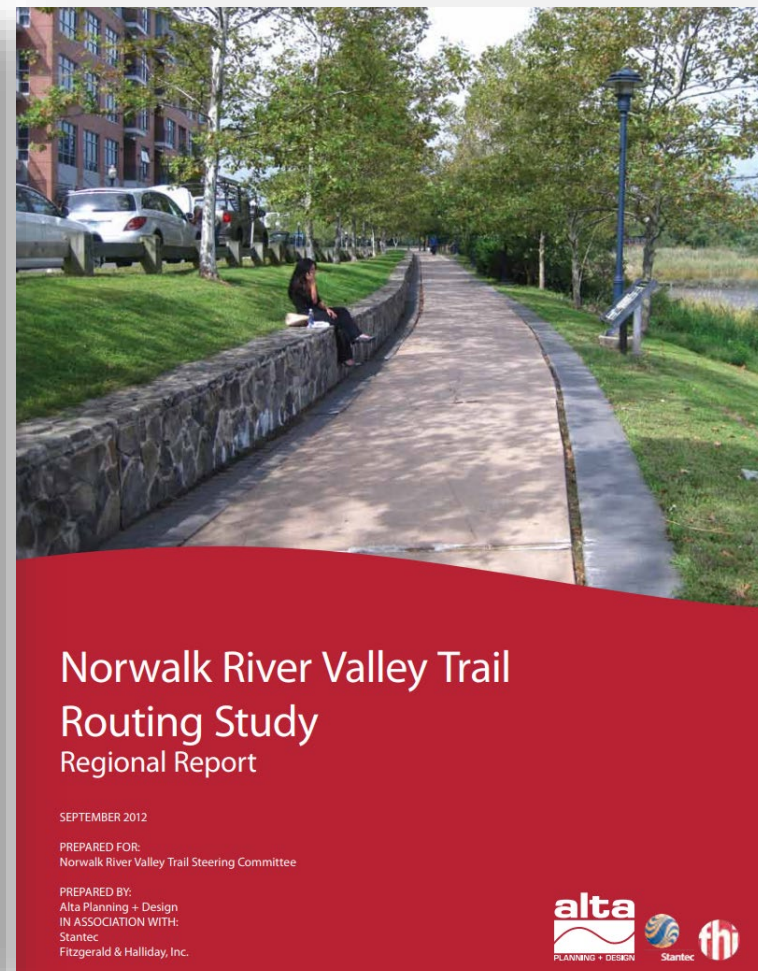
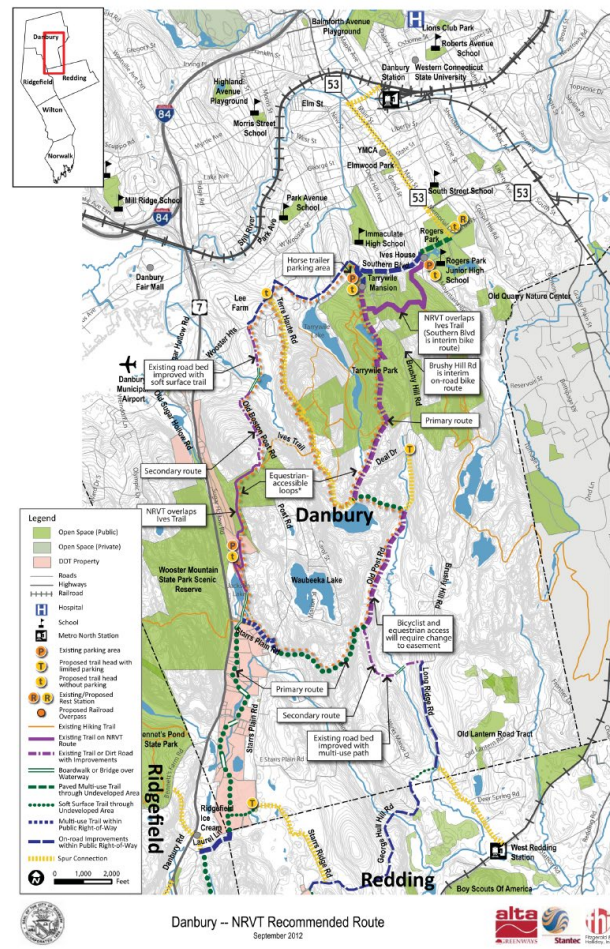
## Recommendations for Danbury (cont.):

- Enhance the accessibility of the Still River Greenway to facilitate travel by bicycle and complete its connection to the Brookfield portions of the trail.
- Support the development of the Western New England Greenway project and Norwalk River Valley Trail.
- Work with CTCOT to install sheltered bike racks at park and ride lots of exits 1, 2 and 7 of I-84 at Miry Brook on Route 7.
- Pursue efforts to make trail connects to Putnam County's Maybrook Trailway at the NY/CT state line



# Norwalk River Valley Trail Routing Study

- The Danbury NRV T will be 4.2 miles from the Redding border to Tarrywile Park and on to its terminus at Rogers Park.
- The first section of the trail in Danbury is planned to run through Tarrywile Park and will head south connecting with the trail in Ridgefield.
- Note: The ongoing Route 37 Corridor study is proposing a pathway on the west side of the corridor and along the reservoir connecting Danbury to New Fairfield.



# Draft Vision Statement

Danbury is a culturally and economically diverse City with a vibrant celebrated culture that has been and will be shaped by time yet remains grounded in its historic roots. The City is a home, a workplace, a magnet for recreational opportunities, and an environment for educational excellence, creativity and expression, all of which contribute to its coveted quality of life. Danbury will continue to grow but will do so sustainably while embracing dynamic and innovative opportunities and preserving those qualities that have contributed to its success. The City benefits from stable and responsible leadership at all levels of its governance. That leadership is engaged with the community in an equitable partnership in support of this vision.



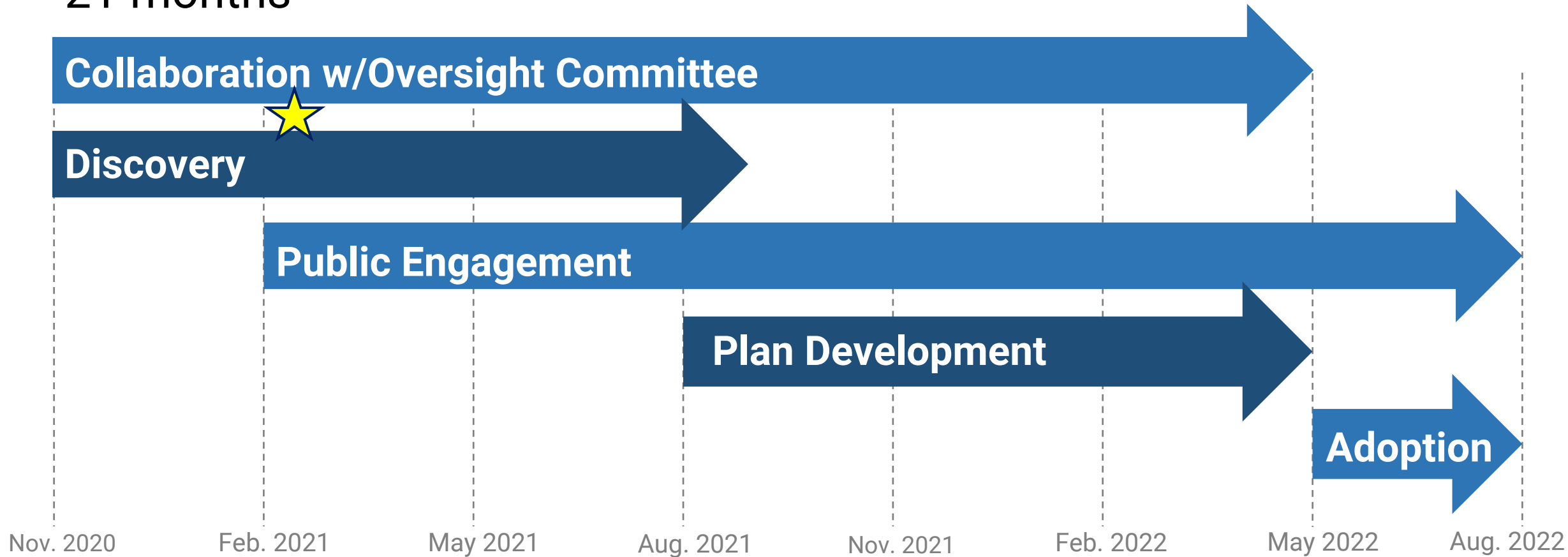
# Public Campaign Launch

- Draft webpage has been developed
- A social media plan has been created
- Communications materials are being developed with the project branding
- We expect to launch the public campaign soon



# Project Schedule

21 months



# Next Steps

1. Launch public engagement campaign
2. Review of socioeconomic and demographic trends
3. Continue collecting information and data:
  - Reports and studies
  - Demographic data
  - Mapping data
  - Contact information for outreach



# March's Oversight Committee Meeting

- Review socioeconomic and demographic trends
- Review public campaign materials
- Discuss next steps

March							2021
Sun	Mon	Tue	Wed	Thu	Fri	Sat	
	1	2	3	4	5	6	
7	8	9	10	11	12	13	
14	15	16	17	18	19	20	
21	22	23	24	25	26	27	
28	29	30	31				

# 2021 meeting schedule

Tuesday:

- Mar 16, 2021 04:00 PM
- Apr 20, 2021 04:00 PM
- May 18, 2021 04:00 PM
- Jun 15, 2021 04:00 PM
- Jul 20, 2021 04:00 PM
- Aug 17, 2021 04:00 PM
- Sep 21, 2021 04:00 PM
- Oct 19, 2021 04:00 PM
- Nov 16, 2021 04:00 PM
- Dec 21, 2021 04:00 PM

# 2021

