



**CITY OF DANBURY**  
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**PLANNING COMMISSION\***  
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\*POCD Oversight Committee

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**2023 PLAN OF CONSERVATION & DEVELOPMENT (“POCD”)  
OVERSIGHT COMMITTEE MEETING NOTES  
FEBRUARY 16, 2021**

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Although there was not a quorum to conduct business, the committee wanted to keep on its scheduled track so it was determined that FHI would make its presentation as per the agenda. Meeting notes and not official minutes would be prepared for this meeting. Since there was no quorum and no official conduct of business, the meeting minutes of January 19, 2021 were not considered for approval.

The web based meeting hosted on Zoom was called to order by Sharon Calitro, City of Danbury (“COD”) Planning Director, at 4:04 PM.

Present were Oversight Committee Members Arnold Finaldi (PC Chairman), Helen Hoffstaetter (PC), Bob Chiochio (PC), Perry Salvagne (PC), Sharon Calitro (COD Planning), Jennifer Emminger (COD Planning), Matthew Cassavechia (COD Emergency Services), Ed Siergiej (Former Env./Lake Commission), Juan Rivas (ZBA), Timothy Nolan (COD Public Services), Candace Fay (ZC), and Fred Visconti (City Council). Also present from Fitzgerald & Halliday were Francisco Gomes and Rory Fitzgerald. Absent: Joel Urice (PC Vice-Chairman), Kevin Haas (PC), Gary Renz (PC), Roger Palanzo (COD Business Advocacy), Fernanda Carvahlo (COD Health), PJ Prunty (Chamber of Commerce), Richard Janelli (Board of Education), Brigid Guertin (Danbury Museum & Historical Soc.), and Vincent DiGilio (City Council).

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Sharon Calitro welcomed the Oversight Committee and turned the meeting agenda over to Francisco Gomes from Fitzgerald & Halliday (“FHI”).

Francisco briefly reviewed the agenda for the meeting. The meeting would include a discussion of the existing plans and studies reviewed by the project team, review of the draft vision statement, update on the launch of the public campaign, a review of the next steps and the project schedule.

Francisco noted nine key themes that were common to the existing plans that were reviewed, ranging from targeting development and redevelopment in areas with existing infrastructure, protection and preservation of environmental, historic, and cultural resources, expanding housing

options and affordability, infrastructure investments, economic development, enhance multi-modal transportation option, and quality of life issues.

Francisco discussed the State of CT Conservation and Development Plan. The project team identified six growth management principles that are applicable to Danbury. The key principles are consistent with the City's prior POCD. These include, redevelop and revitalize the regional center with existing infrastructure, expand housing opportunities and design to accommodate a variety of housing options, concentrate development along major corridors, conserve the natural environment and cultural and historic protection, protect public health and safety as it relates to water quality, and promote integrated planning across all levels of government. Francisco noted that consistency with the principles outlined in the State Plan is encouraged.

Francisco next discussed the Western Connecticut Council of Governments ("WestCOG") 2020-2030 Regional Plan of Conservation and Development. The plan identifies 63 regional level priorities and goals applicable to the entire regions. The project team organized the goals into 15 themes, ranging from stormwater and floodplain management, infrastructure improvements, housing, economic development, historic preservation, and agricultural resources. WestCOG's land use map identifies potential growth areas within the urban core and areas identified as minimal growth/conservation areas. Development as related to Danbury generally is located within the downtown area and along the I-84 corridor.

The next plan Francisco discussed is the City's Plan of Conservation and Development, approved in 2002 and amended in 2013. The Plan identified a number of goals, including development patterns that accommodate growth without diminishing the City's quality of life, focusing development within the urban core, development of the West Side District as the major growth center, encouraging economic development that creates jobs and expands the tax base, conserving and protecting the natural environment, providing adequate and desirable housing for all residents, preservation of historic resources, encourage preservation of parks and open space for active and passive recreational needs, public facility and infrastructure needs, and State and Regional cooperation.

Francisco discussed the City's Downtown Danbury Transit Oriented Development Study which establishes a number of goals focusing on the downtown. He identified several goals in the TOD study, ranging from encouraging a mix of land uses at densities that promote transit use within the TOD Study area, expanding multi-modal transportation options within the downtown and surrounding neighborhoods, improve public places and develop walking connections to transit through design and wayfinding, and make downtown a cultural destination for all populations.

The next plan Francisco identified is the 2005 Transportation Plan, which expanded on the 2002 POCD. The plan identified twenty major recommendations which were mostly comprised of multiple road widening recommendations. Other recommendations included optimizing traffic control system, bridge repairs, coordination of land use and transportation, enhance HART and Metro-North services, and sidewalk and streetscape improvements.

Francisco next discussed WestCOG's 2017-2022 Western CT Economic Development Plan. Six primary goals were identified, ranging from regional planning and coordination, improved business climate, inclusive workforce, improved transportation and infrastructure, sustainability and resiliency, and a positive regional identity.

The next plan identified is the HVCEO and HART Greater Danbury Regional Bike Plan. Recommendations within the plan included adopting a complete streets policy, building bike and pedestrian facilities, enhances accessibility of the Still River Greenway, support development of the Western New England Greenway project and the Norwalk River Valley Trail, installation of sheltered bike racks at park and ride lots, and pursue efforts for trail connections to Putnam County's Maybrook Trailway.

Finally, Francisco discussed the Norwalk River Valley Trail Routing Study which includes details about a bike trail or path system along the Norwalk River, extending from the Redding border to Tarrywile Park and Rogers Park.

Francisco also noted the ongoing Route 37 Corridor study that is proposing a bike path on the west side of the corridor and along the Margerie Reservoir connecting Danbury to New Fairfield.

The draft Vision Statement was presented. The ideas and key elements that were discussed by the Committee members at the last meeting were incorporated into the Vision Statement. Committee members offered additional input in which Francisco noted the project team would incorporate and present at the next meeting.

The launch of the public campaign was discussed, including details on the development of a webpage, how social media will be utilized, the packaging of all communications using the project branding, and a timeframe for the launch.

The project schedule was reviewed. The next meeting will include discussion of the public engagement campaign and review of demographic and socioeconomic trends.

The 2021 meeting schedule was discussed and the next scheduled meeting is March 16, 2021.

The meeting was adjourned at 5:49 pm.