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195 Church Street
P.O. Box 1950
New Haven, CT 06509

March 23, 2023

Michael B. Smart
City Clerk
City of New Haven
200 Orange Street, Room 202
New Haven, CT 06510

Re: Petition for Zoning Ordinance Map Amendment to Change the Zoning Designation of Approximately 0.46 Acres Known as 19 Clinton Avenue (MBLU 160-0761-02200, PID 7509) and an Unnumbered Parcel on Perkins Street (MBLU 160-0761-02101, PID 7508) from RM-1 (Low-Middle Density Residence) to BA-1 (Neighborhood Center Mixed Use Business)

Dear Mr. Smart:

On behalf of the petitioner, Pennrose, LLC, I am pleased to submit for the consideration of the Board of Alders a Zoning Map Amendment to the New Haven Zoning Ordinance to change the zoning designation of properties identified as 19 Clinton Avenue (MBLU 160-0761-02200, PID 7509) and an unnumbered parcel on Perkins Street (MBLU 160-0761-02101, PID 7508) (collectively, the "Property"), New Haven, Connecticut, located north of Grand Avenue between Clinton Avenue and Perkins Street, from RM-1 (Low-Middle Density Residence) to BA-1 (Neighborhood Center Mixed Use Business).

I have enclosed a copy of the Petition, which includes the following materials:

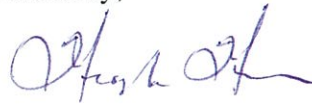
- Letter of Authority from Petitioner;
- Letter of Consent from the property owner, the City of New Haven;
- Cover Letter to the Honorable Tyisha Walker-Myers, President, Board of Alders;
- Checklist for Aldermanic Submissions;
- Prior Notification Form;
- Fiscal Impact Statement;

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- Check in the amount of \$1,500 as payment of the application fee;
- **Attachment A:** Petition for Amendment to the New Haven Zoning Map;
- **Attachment B:** Maps titled “Proposed Site Plan Documents,” prepared by Bohler Engineering, dated March 16, 2023, consisting of two (2) sheets titled as follows:
 - Sheet 1: Existing Zoning Map; and
 - Sheet 2: Proposed Zoning Map;
- **Attachment C:** Property Descriptions of 19 Clinton Avenue (MBLU 160-0761-02200, PID 7509) and an Unnumbered Parcel on Perkins Street (MBLU 160-0761-02101, PID 7508); and
- **Attachment D:** Proposed Ordinance re: Zoning Ordinance Map Amendment to Change the Zoning Designation of 19 Clinton Avenue (MBLU 160-0761-02200, PID 7509) and an Unnumbered Parcel on Perkins Street (MBLU 160-0761-02101, PID 7508) from RM-1 (Low-Middle Density Residence) to BA-1 (Neighborhood Center Mixed Use Business).

Please refer this petition with supporting materials to the New Haven Office of Legislative Services as soon as possible. Thank you for your assistance with this matter. Please feel free to contact me for any additional information.

Sincerely,



Meaghan M. Miles

Enclosures

cc: Karmen Cheung, Pennrose, LLC
Michael Pinto, Esq.
Daniel Chapple, Esq.
Development Team