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TOWN OF HAMDEN

JUN 18 2020

PLANNING AND
ZONING DEPT.

Site Plan # _____

Date of Filing _____

Fee _____

Date Paid _____

Receipt # _____

TOWN OF HAMDEN
APPLICATION TO AMEND SITE PLAN NO. 19-1322

- (X) MINOR Amendment to approved Site Plan may be approved by the Town Planner or the Commission pursuant to Section 720.10 of the Hamden Zoning Regulations.
FEE \$160 (subject to change)
- () MAJOR Amendment to approved Site Plan necessitated by site conditions or by a change in circumstances, or which are deemed to be in the public interest shall be made in the same manner as the original application, pursuant to Section 720.10 of the Hamden Zoning Regulations.
FEE \$210 (subject to change)

Applicant Hamden Hall School, Inc. Telephone 203-752-2600
(Name)

Address 1108 Whitney Avenue, Hamden, CT 06517
(Street No.) (Zip Code)

Email Address of Primary Contact: jporto@pppclaw.com

Applicant's Signature *Robert J. Izzo* Date 6/17/2020
Robert J. Izzo, Head of School

Property Owner(s) :
(If title is held in partnership a sworn statement disclosing the identification of equitable owners is required.)

Name	Mailing Address (include zip code)	Telephone No.
The Hamden Hall School, Inc.	1108 Whitney Avenue Hamden, CT 06517	203-752-2600

Site Location 20 Davis Street, Hamden, CT 06517

Total No. of Acres 3.4 Zone T3.5 Spring Glen Village District
 Newhall Design District

Pertinent Section(s) of Zoning Regulations 720.10.b

Description of Amendment
See attached.

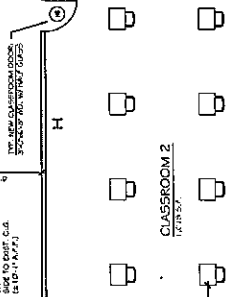
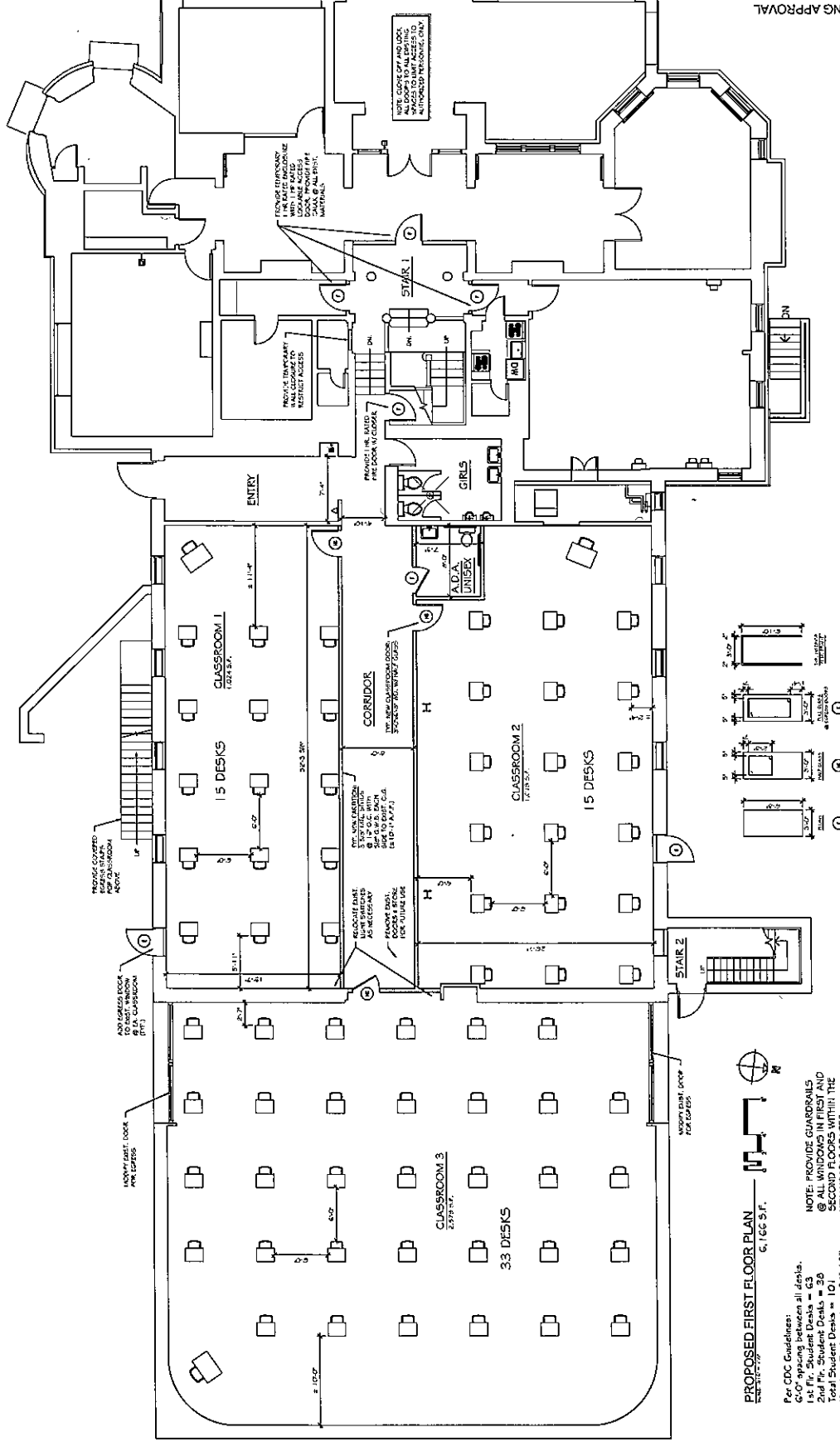
DESCRIPTION OF AMENDMENT TO SITE PLAN NO. 19-1322 RE: 20 DAVIS STREET

On June 17, 2019 the Hamden Planning and Zoning Commission approved Special Permit and Site Plan application 19-1322 submitted by Hamden Hall School, Inc. for 20 Davis Street. The approval permitted the conversion of the existing castle like structure and large open space to the rear of the building to be converted from office use to an elementary school. Due to the COVID-19 Pandemic, Hamden Hall seeks to temporarily amend the Site Plan to permit the construction of five classrooms in the rear building. Hamden Hall seeks this minor and temporary amendment to the existing Site Plan in order to add more classroom space which will decrease classroom density and allow for increased social distancing for all students. It is Hamden Hall's intent to use this space for the Upper School (grades 9-12), and the remainder of the student body (the Lower and Middle Schools) will attend classes at the main campus on Whitney Avenue and at the Skiff Street location. Without the additional classroom space, it will be difficult for Hamden Hall to maintain appropriate social distancing. Once the pandemic ends, it is Hamden Hall's intention to pursue its original plans to completely renovate the entire 20 Davis Street building.

There will be no drop off or pick up of students at the Davis Street campus. Hamden Hall will place a crossing guard on Whitney Avenue from 7:30am (a half hour before school begins) until 3:30pm (a half hour after school ends). All students will be dropped off at 1108 Whitney Avenue and will walk to the Davis Street campus under the supervision of a crossing guard.

There will be three classrooms on the first floor and two classrooms on the second floor. No classes will be held in the castle part of the building. The duration of this modified use is temporary, but likely to continue until the pandemic abates.

FOR PLANNING & ZONING APPROVAL



PROPOSED FIRST FLOOR PLAN
 6,166 S.F.

Per CDC Guidelines:
 G-07 spacing between all desks.
 1st Flr. Student Desks = 63
 2nd Flr. Student Desks = 29
 Total Student Desks = 92
 (Student Desks as shown: 24 x 16')

NOTE: PROVIDE GUARDRAILS @ ALL WINDOWS IN FIRST AND SECOND FLOOR CLASSROOMS. THE NEW USABLE SPACES

FLOOR AREA TO BE UTILIZED (INC. CENTER STAIRS):	
FIRST FLOOR.....	6,166 S.F.
SECOND FLOOR.....	3,421 S.F.
THIRD FLOOR.....	154 S.F.
TOTAL.....	9,741 S.F.

MUNGER
MT MUNGER CONSTRUCTION
 ORIGINAL CONTRACTOR
 Pat Munger Construction Inc.
 100 FAIRVIEW BLVD
 SUITE 100
 HARTFORD, CT 06115
 (860) 234-3333
 pmc@mungerconstruction.com

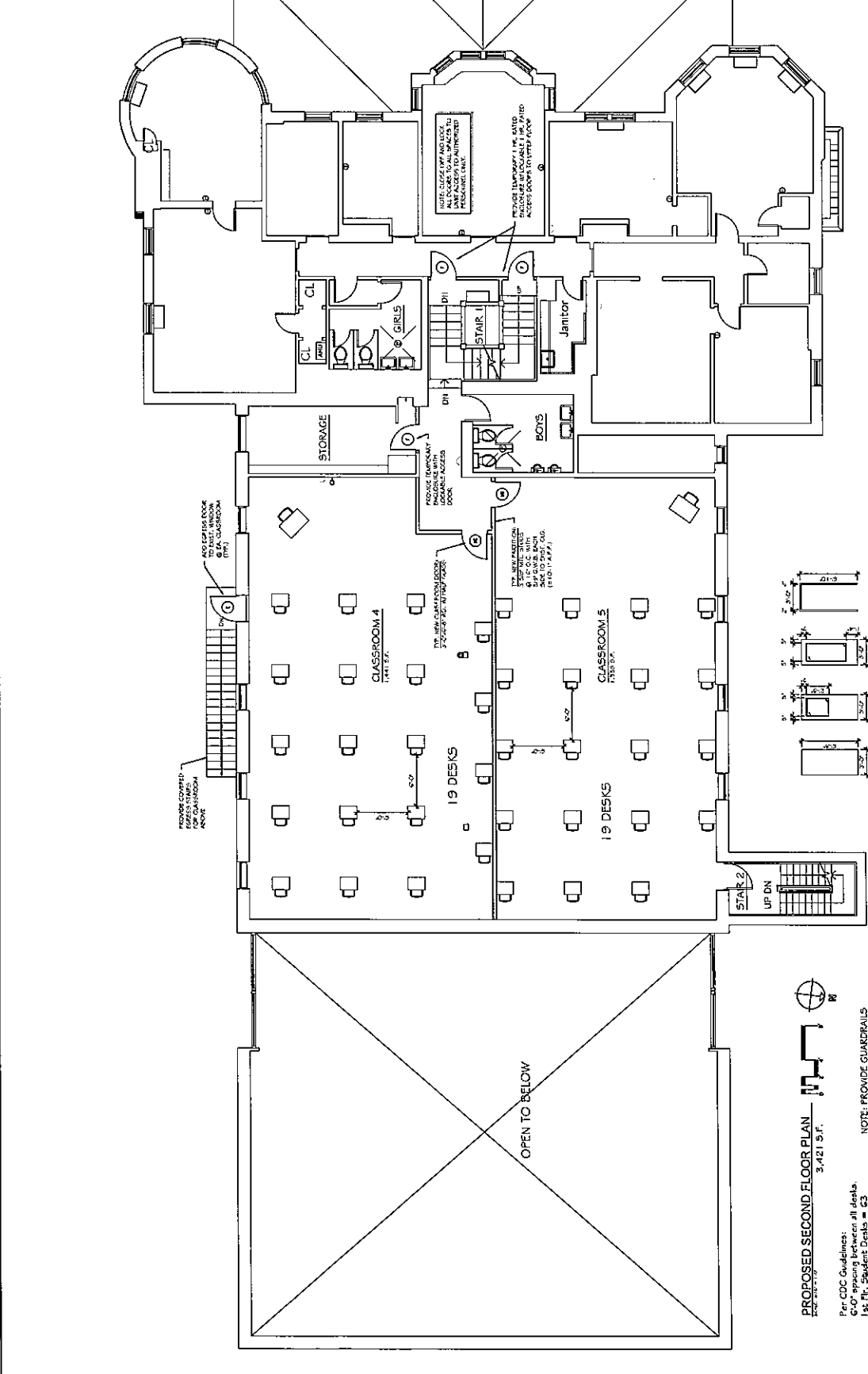
HAMDEN HALL
PROPOSED TEMPORARY CLASSROOMS FOR
COUNTRY DAY SCHOOL
 LUCERNE MANSION
 20 DAVIS STREET
 HAMDEN, CONNECTICUT 06517

PROJ #: 20-0222
 SCALE: 3/16" = 1'-0"
 DRAWN BY: RK
 STAGE: PRELIMINARY
 DATE: 6/10/20

PROFESSIONAL ENGINEER:
 REVISIONS:

PROPOSED
 2ND FLR. TEMPORARY
 CLASSROOMS
A2

FOR PLANNING & ZONING APPROVAL





MUNGER
PAT MUNGER CONSTRUCTION
 GENERAL CONTRACTORS
 Pat Munger Construction Inc.
 20 Davis Street
 Hamden, CT 06517
 203.536.3663
 info@mungerconstruction.com

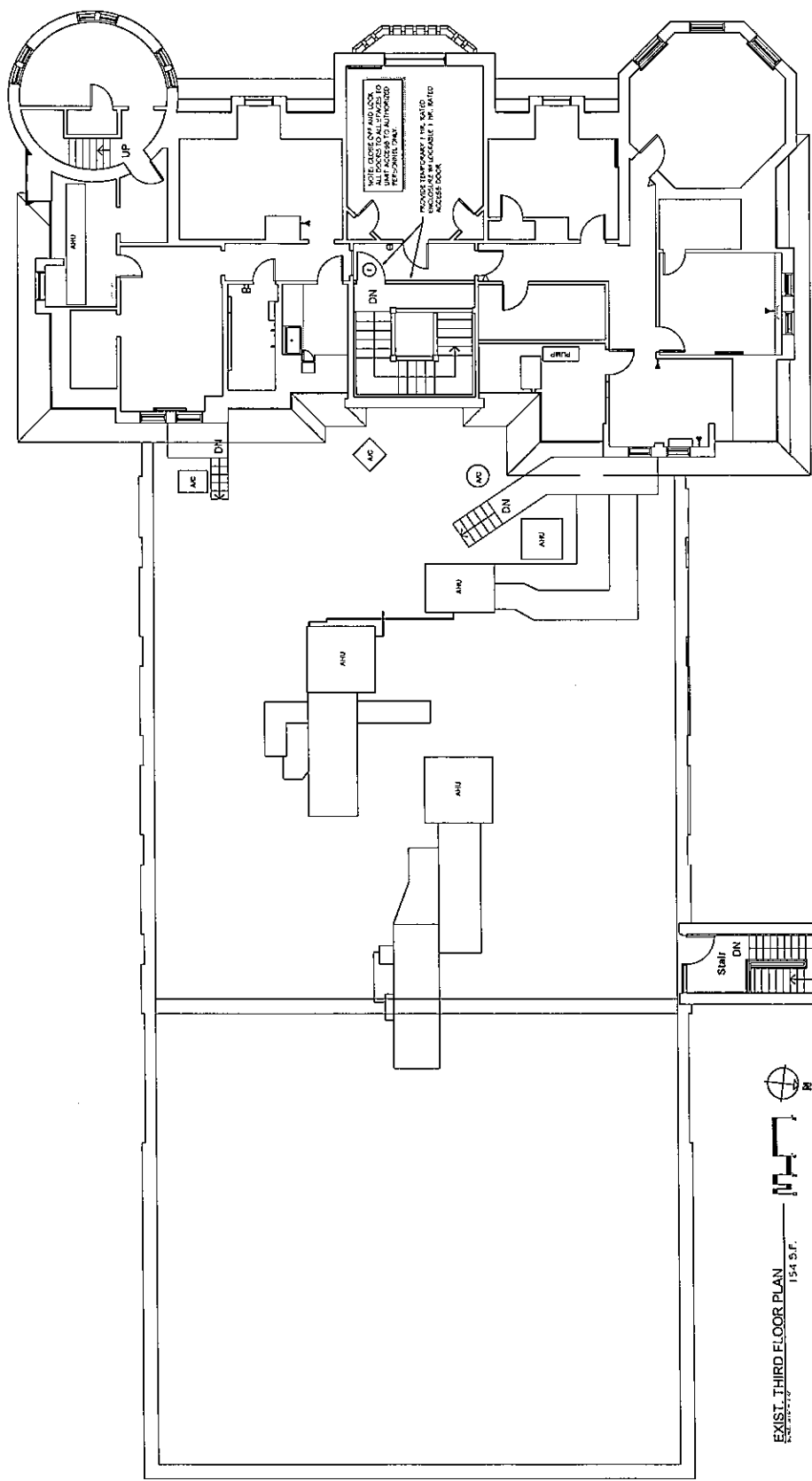
**PROPOSED TEMPORARY CLASSROOMS FOR
 HAMDEN HALL
 COUNTRY DAY SCHOOL
 LUCERNE MANSION
 20 DAVIS STREET
 HAMDEN, CONNECTICUT 06517**

PROJ #: 20-0222
 SCALE: 3/16" = 1'-0"
 DRAWN BY: RK
 STAGE: PRELIMINARY
 DATE: 6/16/20
 PROFESSIONAL ENGINEER:

REVISIONS:

**PROPOSED
 3RD FLR. TEMPORARY
 ENCLOSURE
 A3**

FOR PLANNING & ZONING APPROVAL



EXIST. THIRD FLOOR PLAN
 154 S.F.