



TOWN OF RIDGEFIELD PLANNING AND ZONING COMMISSION REVISED MEETING AGENDA

Policy: "Planning & Zoning Commission meetings will be conducted under Roberts Rules of Order and all participants are expected to conduct themselves with dignity and treat all those present with respect, empathy and civility."

**Tuesday, December 3, 2024
7:00 PM**

**Town Hall Annex, Meeting Room #2
66 Prospect Street, Ridgefield, CT**

Participants may choose to attend in person at the Annex or via Zoom.

Meeting link:- https://us02web.zoom.us/webinar/register/WN_3QXmvAUJQWYQT2802976rg

Anyone requiring special accommodations due to disability should contact the Planning & Zoning Office at (203) 431-2766.

1. CALL TO ORDER

- 1.1. Distribution of agenda & previous minutes. (Published on Commission's webpage prior to meeting.)
- 1.2. Administrative Announcements & Correspondence
(Note: Correspondence *related to an application* will be uploaded to the relevant application file (see links on agenda items) and reviewed/acknowledged during the relevant public hearing. Correspondence unrelated to an application will be acknowledged as this point in the meeting, and uploaded to the Commission's webpage at <https://www.ridgefieldct.gov/planning-and-zoning-commission/pages/correspondence>).
- 1.3. Approval of agenda.
- 1.4. [Approval of 2025 Calendar](#)

2. NEW BUSINESS

- 2.1. **VDC-24-21: 385 Main Street:** Village District Application (Per 8.3 and 7.2.E) for replacement of sign "Ridgefield Ace Hardware". Owner: Ridgefield 385 Main Street LLC; Appl: Ashlea Andrews. For receipt and referral to AAC/VDC. Staff suggests to schedule discussion on December 17, 2024
<https://ridgefieldct.portal.opengov.com/records/99317>
- 2.2. **MISC-24-10: 58 Prospect Ridge and 62 East Ridge:** Pre-submission concept for multi-family development. Owner: Thomas Montanari; Applicant: Robert Jewell. For discussion.
<https://ridgefieldct.portal.opengov.com/records/99327>
- 2.3. **Informal discussion of 58 Prospect Ridge (A-24-2, RZ-24-1, and SP-24-21) denials.**
- 2.4. **Development Moratorium. For discussion and possible action.**
- 2.5. **Election of Officers**
- 2.6. **Approval of Minutes**
 - 4.1.1: [Meeting Minutes](#): November 19, 2024

3. Adjourn