

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



**TOWN OF RIDGEFIELD
INLAND WETLANDS BOARD
PLANNING AND ZONING COMMISSION
FINAL PUBLIC HEARING AGENDA**

**Tuesday, December 19, 2017
7:30 PM—Town Hall Annex**

**Lower Level Meeting Room
66 Prospect St., Ridgefield, CT**

PLANNING AND ZONING COMMISSION

Item I: (Continued) **#2017-064-A:** Regulation Amendment, New section 5.7-Mixed Use Overlay Zone within the Town of Ridgefield Zoning Regulations. *Statutorily received on September 26, 2017. Public hearing held on November 21, 2017. Public hearing continued to December 19, 2017. 35 days to close public hearing is December 26, 2017. Commission initiated.*

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**TOWN OF RIDGEFIELD
FINAL AGENDA
INLAND WETLANDS BOARD**

**Tuesday, December 19, 2017
7:30 PM* –Town Hall Annex**

**following Public Hearing agenda*

**Lower Level Meeting Room
66 Prospect St., Ridgefield, CT**

PENDING ITEMS

NEW ITEMS

1. Discuss 2018 Meeting calendar. % Chair
2. Discussion on Charter Revision. % Chair

BOARD WALKS

REQUESTS FOR BOND RELEASES/REDUCTION

CORRESPONDENCE

MINUTES

For approval:

December 05(Mailed on December 12, 2017)

For distribution:

PUBLIC HEARINGS

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**TOWN OF RIDGEFIELD
FINAL AGENDA
PLANNING AND ZONING COMMISSION**

**Tuesday, December 19, 2017
7:30 PM* –Town Hall Annex**

*following Inland Wetlands Board agenda

**Lower Level Meeting Room
66 Prospect St., Ridgefield, CT**

PENDING ITEMS

- 1. IF PUBLIC HEARING IS CLOSED: #2017-064-A:** Regulation Amendment, New section 5.7-Mixed Use Overlay Zone within the Town of Ridgefield Zoning Regulations. *Statutorily received on September 26, 2017. Public hearing held on November 21, 2017. Public hearing continued to December 19, 2017.65 days to render a decision is January 24, 2018. Commission initiated. For discussion and action.*
- 2. #2017-068-VDC:** Village District Application per Section 8.3 under Section 5.1.B of the Town of Ridgefield Zoning Regulations for the building sign for Farmers Insurance at **448 Main Street** in the CBD Zone. *Statutorily received on October 17, 2017.65 days to render a decision is December 21, 2017.Owner: Willett Properties. Applicant: Bryan Ferrari. For action.*

NEW ITEMS

- 3. #2017-081-VDC:** Village District Application per Section 8.3 under Section 5.1.B of the Town of Ridgefield Zoning Regulations for a new building and window sign (Hunan Noodle House) at **461 Main Street** in CBD Zone. *Owner: Ridgefield Equities, LLC Applicant: Jeepy Januar. For receipt.*
- 4. #2017-082-A:** Proposed Regulation amendment to Section 3.3.C.1, Accessory Dwelling Unit. Commission initiated. *For receipt and scheduling of a public hearing.*
- 5. #2017-083-A:** Amendment to Section 2.2- Defined Terms ("Yard Setback" Related Terms) and proposed new Section 7.14- Incidental Improvements. Commission initiated. *For receipt and scheduling of a public hearing.*
- 6. #2017-084-A:** Amendment to Section 9.1.A.3.a.- Zoning Permit Application and Section 9.1.B.1.- Certificate of Zoning Compliance. *Commission initiated. For receipt and scheduling of a public hearing.*

7. Discuss 2018 Meeting calendar.% *Chair*

COMMISSION WALKS

REQUESTS FOR BOND RELEASES/REDUCTION

CORRESPONDENCE

MINUTES

For approval: December 05, 2017(Mailed on December 12, 2017)

For distribution:

PUBLIC HEARINGS

December 19, 2017

- **(Continued)#2017-064-A:** Regulation Amendment, Mixed Use Overlay Zone, Commission initiated.

To be rescheduled:

- **(Continued)#2017-059-S:** Subdivision Application, 28 West Branchville Road. Branchville LLC
- **(Continued)#2017-060-REZ:** Rezoning Application. **Assessor Map ID E15-0191 & Map E15-0225 and 41 Governor St, B&G Club**



**TOWN OF RIDGEFIELD
AQUIFER PROTECTION AGENCY
FINAL AGENDA**

**Tuesday, December 19, 2017
7:30 PM* –Town Hall Annex**

**Lower Level Meeting Room
66 Prospect St., Ridgefield, CT**

*following Planning and Zoning Commission Agenda

PENDING ITEMS

NEW ITEMS

Election of officers.% *Chair*

CORRESPONDENCE

MINUTES

For Approval: September 19, 2017 (Mailed on December 12, 2017)