

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



**TOWN OF RIDGEFIELD  
FINAL AGENDA  
PUBLIC HEARING AGENDA**

**Tuesday, January 12, 2016  
7:30 PM–Town Hall Annex**

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

**PLANNING AND ZONING COMMISSION**

**Item I: #2015-095-SP:** Special Permit for the removal of an age restriction requiring the principal residence or accessory dwelling unit be occupied by a person over 55 years of age at **268 Silver Spring Road** in the R-AA Zone. Property Owner/Applicant: Christopher T. and Kimberly T/ Bishop. Authorized Agent: Geoff Harrington, Realtor. *Statutorily received on 12/15/15. 65 days for hearing is 02/18/2016. 35 days to close hearing is 02/16/2016.*

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



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

**Tuesday, January 12, 2016  
7:30 PM–Town Hall Annex**  
\*following Hearing agenda

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

**PENDING ITEMS**

**NEW ITEMS**

**BOARD WALKS**

**REQUESTS FOR BOND RELEASES/REDUCTION**

**CORRESPONDENCE**

**MINUTES**

**For approval:** January 5, 2016 (emailed 1/7/2016)

**For distribution:**

**PUBLIC HEARINGS**

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



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

**Tuesday, January 12, 2016  
7:30 PM\* –Town Hall Annex**

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

\*following Inland Wetlands Board agenda

**PENDING ITEMS**

- 1. IF PUBLIC HEARING IS CLOSED: #2015-095-SP:** Special Permit for the removal of an age restriction requiring the principal residence or accessory dwelling unit be occupied by a person over 55 years of age at **268 Silver Spring Road** in the R-AA Zone. Property Owner/Applicant: Christopher T. and Kimberly T. Bishop. Authorized Agent: Geoff Harrington, Realtor. *Statutorily received on 12/15/15. 65 days public hearing is 02/18/2016. Hearing held 01/12/2016. 65 days for a decision 03/17/2016. For discussion and decision.*
- 2. #2015-080-REV (SP):** Request for Revision to the Special Permit for field lighting and protective netting for Governor Park Baseball Field (Ciuccoli Field) at **90 East Ridge Road** in the RA zone. Owner: Town of Ridgefield. Applicant/Authorized Agent: Board of Ridgefield Babe Ruth and Robert Alicea. *Statutorily received on 10/20/15. 65 days for public hearing is 12/23/2015. 13 day extension granted to commence hearing. 35 days to close hearing 02/09/16. Hearing held 1/05/2016. 65 days for a decision 03/10/2016. Draft Resolution of Approval requested. For discussion and decision.*
- 3. #2015-088-SP:** Special Permit application to create an accessway easement to serve two lots in conjunction with a first division of property at **208 High Ridge Avenue** in the R-7.5 zone. Owner/Applicant: Joyce M. Baum. Authorized Agent: Eric Kristoffersen, L.S. *Statutorily received on 11/17/15. 65 days for public hearing is 01/21/2016. Hearing held 01/05/2016. 65 days for a decision 03/10/2016. Draft Resolution of Approval requested. For discussion and decision.*
- 4. #2015-096-VDC:** Village District application for installation of awnings along the front façade and side window of **470 Main Street** in the Central Business District. Owner: Willridge Holdings, LLC. Applicant: William Pitt Sotheby's International Realty. *Statutorily received on 01/05/16. 65 days for action is 03/11/2016. For discussion and decision pending receipt of VDC report.*
- 5. #2015-093-A:** Draft proposed amendment to create Section 5.6 of the Town of Ridgefield Zoning Regulations for a new Neighborhood Business Zone (NBZ) at the intersection of Route 7 and Route 35. Commission initiated. *Distributed 12/15/2015. For discussion/ schedule hearing date.*
- 6. Draft Affordable Housing Informational Packet.** *Distributed 12/15/2015. For Discussion.*

**NEW ITEMS**

**COMMISSION WALKS**

**To be scheduled (if needed):**

**REQUESTS FOR BOND RELEASES/REDUCTION**

**CORRESPONDENCE**

**MINUTES**

**For Approval:** January 5, 2016 (emailed 1/7/2016)

**For Distribution:**

**PUBLIC HEARINGS**