

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 and
INLAND WETLANDS BOARD**

**Thursday, July 19, 2016
7:00 PM–Town Hall Annex**

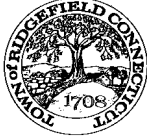
**Lower Level Meeting Room
66 Prospect St., Ridgefield, CT**

EXECUTIVE SESSION

Item:

Pending Litigation Discussion - Autuori v. Ridgefield Inland Wetlands Board

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

**Tuesday, July 19, 2016
7:30 PM–Town Hall Annex**
*following Hearing agenda

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

PENDING ITEMS

1. **#2016-012-REZ-SP-SR:** Summary Ruling Application for excavation and disturbance within the upland review area of an intermittent watercourse in conjunction with a Special Permit Application and Zone Change Application for the construction of five (5) detached single-family dwelling units at **509 Main Street** in the SD-R20 Zone. *Owner/Applicant: 509 Main Street, LLC. Authorized Agent: Robert R. Jewell Esq. Statutorily received 2/2/2016. 65 days to hold public hearing 4/07/2016. Public hearing held on 3/22/2016 and continued on 4/12/2016, 5/10/2016, 6/07/2016 and 6/28/2016. 14-day extension provided on 4/12/2016 and 51-day extension provided on 5/10/2016 until 6/30/2016. Public Hearing closed 6/28/2016. Draft resolution requested on 6/28/2016. 35 days for a decision 08/02/2016. For discussion, draft resolution distribution, and action.*

NEW ITEMS

BOARD WALKS

REQUESTS FOR BOND RELEASES/REDUCTION

CORRESPONDENCE

MINUTES

For approval: 7/12/2016 (emailed 7/15/2016)

For distribution:

PUBLIC HEARINGS

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

**Tuesday, July 19, 2016
7:30 PM* –Town Hall Annex**

*following Inland Wetlands Board agenda

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

PENDING ITEMS

- 1. #2016-012-REZ-SP-SR:** Application for Special Permit under Section 9.2 for construction of five (5) detached single-family dwelling units and related site work on 0.859± acres of land located at **509 Main Street** in the SD-R20 Zone. *Owner/ Applicant: 509 Main Street, LLC. Authorized Agent: Robert R. Jewell, Esq. Statutorily Received 2/2/2016. 65 days to hold public hearing 4/07/2016. Public hearing held on 3/22/2016 and continued on 4/12/2016, 5/10/2016, 6/07/2016 and 6/28/2016. 14-day extension provided on 4/12/2016 and 51-day extension provided on 5/10/2016 until 6/30/2016. Public Hearing closed on 6/28/2016. Draft resolution requested on 6/28/2016. 65 days for a decision 9/01/2016. For discussion, draft resolution distribution and action.*
- 2. #2016-067-REV(SP):** Revision to the Special Permit under Section 9.2 of the Town of Ridgefield Zoning Regulations for the reconfiguration and grading of an existing parking lot to accommodate the placement of a generator, and the installation of new external lighting at **598 Danbury Road** in the NBZ Zone. *Owner/Authorized Agent: Abraham Puchall. Authorized Agent: Allan Lombardo. Statutorily Received on 7/12/2016. Walked 07/17/2016. 65 days for a decision is 09/15/2016. For discussion and action.*

NEW ITEMS

- 3. #2016-068-REV(SP)-VDC:** Revision to the Special Permit under Section 9.2 of the Town of Ridgefield Zoning Regulations for the construction of a lower level vestibule and alterations to previously approved floorplans at **27 Governor Street** in the CBD Zone. *Owner: Ridgefield Visiting Nurse Association. Applicant: Robert R. Jewell, Esq. For receipt and action.*
- 4. #2016-069-PRE:** Pre-submission Concept Meeting to discuss the potential placement of signage on utility poles and trees throughout the Town of Ridgefield. *Owner: Ridgefield Library. Applicant: Lauren Bubniak. For receipt and discussion.*

COMMISSION WALKS

REQUESTS FOR BOND RELEASES/REDUCTION

CORRESPONDENCE

MINUTES

For Approval: 7/12/2016 (emailed 7/15/2016)

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PUBLIC HEARINGS