



PLANNING & ZONING DEPARTMENT

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ADOPTED AMENDMENT TO THE ZONING REGULATIONS Sections 5.3.C, 5.4.C, and 5.5.D Permitting limited, ancillary sale of goods in non-retail zones

Reasons: The amendment clarifies that incidental retail sales associated with certain commercial, service, medical and recreational uses are permitted as “accessory” to the principal use.

Unless otherwise indicated:

Xxxx – Bold, underlined, means language to be added.

[~~xxx~~] – Strikethrough, in brackets, means language to be deleted

Add the following under Section 5.3.C, Permitted Uses in the Business B-2 Zone:

- 10. Ancillary retail sales of goods directly related and clearly incidental to the principal commercial use, service business, medical office or recreational use, provided that the display area for such retail sales shall not exceed the lesser of 10% of the gross customer area or 200 s.f.**

and,

Add the following under Section 5.4.C, Permitted Uses in the Business B-3 Zone:

- 9. Ancillary retail sales of goods directly related and clearly incidental to the principal commercial use, service business, medical office or recreational use, provided that the display area for such retail sales shall not exceed the lesser of 10% of the gross customer area or 200 s.f.**

and,

Amend Section 5.5.D.4 (“Corporate Development District”) as follows:

4. Medical and medical paraprofessional offices and facilities, provided that:
 - a. the parcel is larger than twenty-five (25) acres;
 - b. **the parcel** has frontage on two state highways; [~~and~~]
 - c. no overnight stays are permitted; **and**
 - d. **ancillary retail sales of goods directly related and clearly incidental to the principal use are permitted, provided that the display area for such retail sales shall not exceed the lesser of 10% of the gross customer area or 200 s.f.**

Draft: 8/21/09
Public Hearing: 10/20/09, 11/10/09

Revised: 11/10/09
Effective: 11/19/09