

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
DRAFT PUBLIC HEARING AGENDA**

**Tuesday September 05, 2017
7:30 PM—Town Hall Annex**

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

PLANNING AND ZONING COMMISSION

Item: #2017-045-A: Amendment to Section 3.2.C.3 Recreational Uses: to remove “Private Clubs” from Recreational Uses within the Ridgefield Zoning Regulations. *Statutorily received July 05, 2017. Public hearing held on September 05, 2017. 35 days to close Public Hearing is October 10, 2017. Appl:Jefferey & Jennifer Hansen. AA: Peter S. Olson.*

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DRAFT AGENDA
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**Tuesday, September 05, 2017
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PENDING ITEMS

1. **# 2017-050-REV(SR):** Revision to the Summary Ruling under Section 7.5 of the Town of Ridgefield Inland Wetlands and Watercourses Regulation to allow to Brush Hog the wetlands twice a year at **55 Wilton Road East** in the RAA Zone. *Statutorily received on July 18, 2017. 65 days to render a decision is September 21, 2017. Owner/Applicant: Rebecca Mucchetti. For discussion and action.*

NEW ITEMS

BOARD WALKS

REQUESTS FOR BOND RELEASES/REDUCTION

- **#2013-043-PR:** 135 Tanton Hill Road. Country Club Development, LLC.
Release of E&S Bond for the amount \$5,000.00.

CORRESPONDENCE

MINUTES

For approval: July 18, 2017 (Mailed on August 25, 2017)
For distribution:

PUBLIC HEARINGS

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DRAFT AGENDA
PLANNING AND ZONING COMMISSION**

**Tuesday, September 05, 2017
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: #2017-045-A:** Amendment to Section 3.2.C.3 Recreational Uses: to remove “Private Clubs” from Recreational Uses within the Ridgefield Zoning Regulations. *Statutorily received July 05, 2017. Public hearing held on September 05, 2017. 65 days to render a decision is November 09, 2017. Appl: Jeffrey & Jennifer Hansen. AA: Peter S. Olson. For discussion.*
- 2. #2017-049-REV(SP):** Revision to Special Permit per Section 9.2 of the Town of Ridgefield Zoning Regulations to locate a 12’ x 16’ shed (Snack Shack) next to the existing Clubhouse at **545 Ridgebury Road** in the RAAA Zone. *Statutorily received July 18, 2017. 65 days to render a decision is September 21, 2017. Owner: TOR. Applicant Ridgefield Golf Course, Frank Sergiovanni. For discussion and action.*

NEW ITEMS

- 3. #2017-054-SP:** Special Permit Application per Section 9.2 of the Town of Ridgefield Zoning Regulations per Section 3.3.D.1 to use the existing detached dwelling as office at **17 Wilton Road West** in the RAA Zone. *Appl/Owner: Daniel Stasio. For receipt and scheduling of Public Hearing and Site Walk if needed.*
- 4. #2017-055-MISC:** Opt out of State initiated Temporary Health Care Structure act, Per Section 1.3(j) of Public Act No. 17-155, “An Act Concerning Temporary Health Care Structures”. Commission Initiated. *For receipt and scheduling of public hearing.*

COMMISSION WALKS

REQUESTS FOR BOND RELEASES/REDUCTION

CORRESPONDENCE

MINUTES

For Approval: July 18, 2017 (Mailed on August 25, 2017)
For Distribution:

PUBLIC HEARINGS

September 05, 2017

- **#2017-045-A:** Text Amendment to Section 3.2 (C). *Appl: Jeffrey & Jennifer Hansen*

September 19, 2017

- **#2017-047-SP:** Special Permit Application for Bed & Breakfast. *Appl: Catherine Savoca*
- **(Tentative)#2017-055-MISC:** Opt out of Temporary Health Care Structures. *% Chair.*
- **(Tentative)#2017-054-SP:** Special Permit Application for office in Detached Dwelling. *Owner: Daniel Stasio*