

PLANNING & ZONING
COMMISSION
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TOWN HALL ANNEX
238 Danbury Road
Wilton, Connecticut 06897

**WILTON PLANNING AND ZONING COMMISSION
PUBLIC HEARING/REGULAR MEETING
AGENDA
(Revised/Updated April 6, 2023)**

DATE: **Monday, April 10, 2023**
TIME: **7:00 PM**
PLACE: **Electronic Meeting**

Special Notice About Procedures For This Electronic Meeting:

Pursuant to Public Act No. 22-3, Remote Meetings, there is no physical location for this meeting, as it will be held electronically. To view a live stream of this meeting, go to the Town of Wilton website and follow the link:

<https://us02web.zoom.us/j/89633105283?pwd=cGs1LzRjRHlyUnovZC9HTIN6Q1dTQT09>

Members of the public can submit written comments to Michael.Wrinn@wiltonct.org by noon on April 10, 2023. To participate in the public hearing, public comments can be made by Zoom at the appropriate time by raising one's hand to notify the host of the intent to provide comments. Public participants will be promoted one at a time to provide comments live on Zoom.

REGULAR MEETING

- A. CALL TO ORDER**
- B. SEATING OF MEMBERS**
- C. PUBLIC HEARINGS (Continued From February 27, 2023)**
 - 1. **SP#503, A Kids Place 2, LLC, 436 Danbury Road, for proposed parking lot adjacent to existing building.**

See the following link for application materials:

[pz_sp503_kids_place_2_436_danbury_rd.pdf\(wiltonct.org\)](#)

[arb_vddac_436_danbury_road_a_kids_place_2_revised_march_30_2023.pdf\(wiltonct.org\)](#)

D. DISCUSSION AND POSSIBLE ACTION

1. **SP#503, A Kids Place, LLC, 436 Danbury Road**

E. PRE-APPLICATION REVIEW

The following pre-application review will be discussed. This being held under Section 29-11.A.3.b of the Zoning Regulations of the Town of Wilton & Section 7-159b of the CT General Statutes. No public comment will be taken.

ASML US, LLC – 77 Danbury Road – Pre-application overview of upcoming development projects, additions to existing buildings and proposed text changes.

[pz_77_danbury_road_pre-app_proposed_addition_for_materials_intake_cc.pdf\(wiltonct.org\)](#)

[pz_77_danbury_road_asml_proposed_additions_for_entrances.pdf\(wiltonct.org\)](#)

[pz_77_danbury_road_asml_text_amendment.pdf\(wiltonct.org\)](#)

F. COMMUNICATIONS & REPORT FROM PLANNER AND/OR COMMISSION MEMBERS - DISCUSSION

1. SP #488 – Bark & Bone – 15 Cannon Road – Request to replace acoustical panel with solid wood fence.
2. Outdoor Dining – Continuation of outdoor dining after Public Act 22-1 expires.

G. FUTURE AGENDA ITEMS

1. **SP#510, Wilton Land Conservation Trust, 183 Ridgefield Road; Public Hearing April 24, 2023**
2. **SP#511, The Lake Club, 175 and 195 Thayer Pond Road, to modify court for tennis and pickleball; Public Hearing April 24, 2023**
3. **SP #509 – i-Park Norwalk II, One Cannondale Way, 120-room hotel; Public Hearing in May**
4. **SPP – Wilton Center Lofts, LLC, 12 Godfrey Place, 42-unit multi-family development under 8-30g; Public Hearing in May**

I. APPROVAL OF MINUTES

1. March 27, 2023 – Regular Meeting

J. ADJOURNMENT

UPCOMING MEETINGS

1. Wednesday, April 12, 2023 – Master Plan Subcommittee Meeting, 7 PM
2. Wednesday, April 19, 2023 – Master Plan Subcommittee Meeting, 7 PM
3. Monday April 24, 2023 – Planning and Zoning Commission Meeting, 7 PM
4. Wednesday April 26, 2023 – Master Plan Subcommittee Meeting 7 PM

How the Public Hearing Process Works

Pursuant to Connecticut General Statutes, applications that require a public hearing are administered in three distinct phases. It is important to recognize that public comment, either written or oral communication, cannot be received by the Commission once a public hearing is closed.

1. *Application Receipt Phase:* An application to the Commission is considered “received” at the first regularly-scheduled meeting of the Commission following submittal of the application to the town offices or thirty-five days; whichever date occurs first. The public hearing must open within sixty-five (65) days following the application receipt date.
2. *Public Hearing Phase:* Once opened, a public hearing must be heard and close within thirty-five (35) days. This stage is when the applicant presents the application to the Commission and interested parties are allowed to comment on the application. Again, public comment cannot be received once the hearing is closed.
3. *Deliberations Phase:* Once a public hearing closes, the Commission is provided sixty-five (65) days to deliberate the merits of an application and render a decision. Though public comment is not taken at this point, these meetings are open to the public.

Time Extensions: Note, the Connecticut General Statutes provides up to sixty-five (65) days of additional extension time which can be applied to any of the three referenced phases. This is to encourage a complete and thorough review of applications before the Commission and to allow for full public participation.