

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

**RESOLUTION#0422-2MISC**  
April 11, 2022

**WHEREAS**, the Wilton Planning and Zoning Commission (the Commission) held a public hearing to notice its official intent to initiate the process by which a municipality may opt out of the provisions of Section 6 of section 8-2 of the Connecticut General Statutes, regarding accessory dwelling units (ADU's).

**WHEREAS**, the Commission conducted this public hearing electronically on March 28, 2022 and April 11, 2022 to receive comment from the public, and the Commission fully discussed and considered all evidence from these public hearings at its meeting on April 11, 2022.

**WHEREAS**, the Commission has determined that the proposed accessory apartment regulations under this Public Act 21-29 are not appropriate for the Town, for the following reasons:

1. The Commission has a Zoning Regulation rewrite proposed for 2022, which will also be reviewing the ADU's regulations. The flexibility to be able to change the ADU regulations as a result of that study is needed.
2. That the Commission wants to keep local control and have the ability to modify its ADU zoning regulations whenever and however they see the need for modifications as appropriate for the town.
3. That the Commission has been an advocate for ADU's as evidenced by its recent action to remove the requirement for needed a special permit for a detached unit; the Commission is keenly aware of what works for Wilton and will continue to made any needed changes to its local regulation.

**NOW THEREFORE BE IT RESOLVED** that the Commission takes this action to affirmatively OPT OUT of the provisions of Public Act 21-29 regarding the maximum number of parking spaces required for multifamily units.

**BE IT FURTHER RESOLVED** that notice of the action be forwarded to the Board of Selectman.

-END RESOLUTION-