

PLANNING & ZONING
COMMISSION
Telephone (203) 563-0185
Fax (203) 563-0284



TOWN HALL ANNEX
238 Danbury Road
Wilton, Connecticut 06897

**WILTON PLANNING AND ZONING COMMISSION
PUBLIC HEARING/REGULAR MEETING
AGENDA**

DATE: **Monday, March 14, 2022**
TIME: **7:00 P.M.**
PLACE: **Electronic Meeting**

Special Notice About Procedures For This Electronic Meeting:

Pursuant to CT Senate Bill 1202, Sections 163-167, 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 March 14, 2022. 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 – None**
- D. MANDATORY REFERRALS – DISCUSSION & POSSIBLE ACTION**
 - 1. 8-24 Referral (MR#152) – Wilton Water Pollution Control Authority – Extension of sanitary sewer line from 19 Cannon Rd to Danbury Rd**

See the following link for application materials:
[MR#152 - 8-24 Referral - 19 Cannon Rd - Sewer Main Extension - FILE DOCUMENTS | Wilton CT](#)

E. SITE DEVELOPMENT PLAN REVIEW – DISCUSSION/POSSIBLE ACTION

- 1. SDP#2-22, Wilton Chamber of Commerce/Paragon Mgmt Gp/Town of Wilton,** 101 Old Ridgefield Road (Town Green), Tax Map #73, Lot #37-1, consisting of 3.41+/- acres; located in the Wilton Center (WC) Zoning District – For Farmers’ Market (Wednesdays, June through October)

See the following link for application materials:

[SDP #2-22 - Town Green \(101 Old Ridgefield Rd\) - FILE DOCUMENTS | Wilton CT](#)

F. ACCEPTANCE OF NEW APPLICATIONS

- 1. SP#489, Bridge Crossing, LLC,** 589 Danbury Road, For a contractor’s yard in General Business zone (Sweet Peat)

See the following link for application materials:

[SP#489 - 586 Danbury Rd - FILE DOCUMENTS | Wilton CT](#)

- 2. SP#490, Athithi, LLC,** 14 Danbury Road, Tax Map #83, Lot #20, consisting of 7.455+/- acres; located in the Design Retail Business (DRB) Zoning District – New Restaurant

See the following link for application materials:

[SP#490 - 14 Danbury Rd - Athithi Restaurant - FILE DOCUMENTS | Wilton CT](#)

- 3. SDP#3-22, CT Humane Society,** 863-875 Danbury Road, Alternative signage/safety lighting

See the following link for application materials:

[SDP#3-22 863-875 Danbury Rd \(Humane Society\) - Alternative Signage - FILE DOCUMENTS | Wilton CT](#)

G. COMMUNICATIONS & REPORT FROM PLANNER AND/OR COMMISSION MEMBERS - DISCUSSION & POSSIBLE ACTION

- 1. Public Act 21-29 – Consideration of Opt-Out in connection with Accessory Dwelling Units & Parking - Status**

See the following link for additional information/materials:

[Communications - ADUs & Parking Opt-out - FILE DOCUMENTS | Wilton CT](#)

P&Z Agenda – Monday, March 14, 2022

2. **Status of State pending legislation** – TOD, Outdoor Dining, Remote Meetings, etc.
3. **ASML, 77 Danbury Road** – Confirming additional required screening has been reviewed
4. **Update on Wilton Center Area Master Plan**

H. APPROVAL OF MINUTES

1. February 28, 2022 – Regular Meeting

I. ADJOURNMENT

UPCOMING MEETINGS

1. Monday, March 28, 2022, 7:00 pm – Regular (Electronic) Meeting
2. Thursday, March 31, 2022, 7:00 pm – Public Information meeting on Wilton Center Area Master Plan – Electronic Meeting

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.