



TOWN OF RIDGEFIELD PLANNING AND ZONING COMMISSION AGENDA

Policy: "Planning & Zoning Commission meetings will be conducted under Roberts Rules of Order and all participants are expected to conduct themselves with dignity and treat all those present with respect, empathy and civility."

**Tuesday, February 10, 2026
7:00 PM**

**Town Hall Annex, Meeting Room #2
66 Prospect Street, Ridgefield, CT**

Zoom Meeting link: https://us02web.zoom.us/webinar/register/WN_GK3LFFu1SVGzGHI2VpjNgw
Anyone requiring special accommodations due to disability should contact the Planning & Zoning Office at (203) 431-2766

1. CALL TO ORDER

1.1. Distribution of agenda & previous minutes. (Published on Commission's webpage prior to meeting.)

1.2. Administrative Announcements & Correspondence

(Note: Correspondence *related to an application* will be uploaded to the relevant application file (see links on agenda items) and reviewed/acknowledged during the relevant public hearing. Correspondence unrelated to an application will be acknowledged as this point in the meeting, and uploaded to the Commission's webpage at [Correspondence](#).

- Letter from Ridgefield Historical Society re: 559/563 Main Street

1.3. Approval of agenda

2. ENFORCEMENT (COMPLAINTS/VIOLATIONS)

2.1. 34 Bailey Avenue

3. PUBLIC HEARING

3.1. **SP-25-15: 59 South Street;** Special Permit Application (per 9.2.A and 5.3.D.3 and Sec 4.2.B) for relocation of Pump station, decommissioning on pump station and construction of new gravity sewer from new pump station to South Street WWTF at 59 South Street (E14-0158), F15-0056 and F15-0057. *Owner: Town of Ridgefield; Applicant: Matthew Formica.*

<https://ridgefieldct.portal.opengov.com/records/98507>

4. OLD/CONTINUED BUSINESS

4.1. **IF PUBLIC HEARING IS CLOSED: SP-25-15: 59 South Street;** Special Permit Application (per 9.2.A and 5.3.D.3 and Sec 4.2.B) for relocation of Pump station, decommissioning on pump station and construction of new gravity sewer from new pump station to South Street WWTF at 59

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4.2. Temporary Moratorium Activities

4.2.1. General Regulation and Zones review. c/o Chair

4.2.2. [MISC-25-3](#): Branchville Strategic Review

5. NEW BUSINESS

5.1. Meeting Minutes

5.5.1 Regular Meeting Minutes- [January 27, 2026](#)

6. ADJOURN

Notes

Lis pendens: Addessi vs Planning & Zoning Commission Re 389 Main Street.