



**ZONING BOARD OF APPEALS
TOWN OF RIDGEFIELD, CT**

MEETING AGENDA

December 16, 2024

7:00 PM

Town Hall Annex, 66 Prospect Street

Zoning Board of Appeals 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.

NEW APPLICATIONS:

#24-034	Neil Casey, agent for Holly Astrausky 22 Abbott Avenue
#24-035	Chris and Sarah McConnachie 259 Spring Valley Road
#24-036	Angela Kaufman 73 Nod Road
#24-037	Tom Sturges 71 Peaceable Ridge Road

ADMINISTRATIVE:

- Board approval of December 2 meeting minutes
- Interviews for alternative Board member

LEGAL ADVERTISEMENT:

Application 24-034 – Neil Casey, agent for Holly Astrausky

For variances of Sections 3.5.H., setbacks and 8.1.B.4.a., nonconforming structures, to allow a dormer addition on the second floor of a nonconforming structure; for property in the R7-5 zone located at 22 Abbott Avenue.

Application 24-035 – Chris and Sarah McConnachie

For variances of Sections 3.5.H., setbacks and 8.1.B.4.a., nonconforming structures, to allow an extension of an existing nonconforming deck within the setback; for property in the RAAA zone located at 259 Spring Valley Road.

Application 24-036 – Angela Kaufman

For a variance of Section 3.3.B.2.e., Accessory Dwelling Unit, to convert existing space into an accessory dwelling unit exceeding the allowable square footage; for property in the RAA zone located at 73 Nod Road.

Application 24-037 – Tom Sturges

For a variance of Section 3.5.H., setbacks, to allow a second story addition to a single-family house within the minimum yard setback; for property in the RAAA zone located at 71 Peaceable Ridge Road.

Anyone requiring special accommodations due to disability is asked to contact the ZBA office at 203-431-2786 at least 48 hours prior to the meeting.

KELLY RYAN ADMINISTRATOR