

**A SPECIAL MEETING OF
THE CORNWALL PLANNING & ZONING COMMISSION
TO BE HELD ON TUESDAY DECEMBER 12, 2023
COMMENCING AT 7:00PM IN PERSON ONLY
CORNWALL TOWN HALL
24 PINE STREET CORNWALL CT**

CONTINUED PUBLIC HEARING SP#257 – Jayne and Gordon Ridgway owners/Ian Ridgway and Jayne Ridgway applicants - Special permit for a farm cidery and farm store as per 10.5.f (Agricultural & Accessory Uses subject to Special permit) and special permit for a detached accessory apartment as per Section 10.1 (Accessory Apartments and apartment uses) - 142 Town Street.

PUBLIC HEARINGS:

Amendments to the Zoning regulations - Article 10.1 “Accessory Apartments & Apartment Uses”.

Amendments to the Zoning regulations - Article 3 - “Definitions” – Buildable Area´ -

SP#260 – Little Guild/Town of Cornwall/Cornwall Conservation Trust/applicants – Little Guild/Cornwall Conservation Trust – (owners) – Site Plan Modifications and modification to existing Special Permits– 285 Sharon Goshen Turnpike

- 1. APPROVAL OF MINUTES; November 28, 2023 special meeting**
- 2. NEW APPLICATIONS : None**
- 3. PENDING APPLICATIONS**
 - 1. SP#257 – Jayne and Gordon Ridgway owners/Ian Ridgway and Jayne Ridgway applicants - Special permit for a farm cidery and farm store as per 10.5.f (Agricultural & Accessory Uses subject to Special permit) and special permit for a detached accessory apartment as per Section 10.1 (Accessory Apartments and apartment uses) - 142 Town Street.**
 - 2. Amendments to the Zoning regulations - Article 10.1 “Accessory Apartments & Apartment Uses”.**
 - 3. Amendments to the Zoning regulations - Article 3 - “Definitions” – Buildable Area´.**
 - 4. SP#260 – Little Guild/Town of Cornwall/Cornwall Conservation Trust/applicants – Little Guild/Cornwall Conservation Trust – (owners) – Site Plan Modifications and modification to existing Special Permits– 285 Sharon Goshen Turnpike.**
- 4. CORRESPONDENCE AND COMMUNICATIONS.**
- 5. ADJOURNMENT.**

All formal communications to the Planning and Zoning Commission to be posted on the Land Use website page prior to the public hearing:

<https://cornwallct.org/category/town-of-cornwall/minutes-agendas/planning-zoning>

must be received by the Land Use office, by email Landuse@cornwallct.gov or written form by NOON Thursday, December 7, 2023. All communications received after the deadline can be brought to the upcoming posted meeting.