ANNUAL ORGANIZATIONAL MEETING

Call to Order:
Nominating Committee:
Discussion and Action regarding the Annual Election of Officers
Adjournment of the Annual Organizational Meeting:

REGULAR MONTHLY MEETING AGENDA
Thursday, January 9, 2020, 7:00 pm.

Call to Order:

CONTINUATION OF DELIBERATION FOR:
APPLICATION TO AMEND THE EXISTING SPECIAL PERMIT - 57 Wakeman Hill Road (M-8, L-47) CT Audubon, Deer Pond Farm- Change the use of the existing dwelling to an Educational, Scientific, and Environmental Facility that will be accessory to the primary use of the property which is passive recreation and add outdoor lighting to the parking areas and associated walkways in accordance with submitted floor plan, prepared by Hudson Valley Preservation, Dated October 23, 2019 and shown on submitted marked up survey entitled "The Connecticut Audubon Society, Deer Pond Farm, 57 Wakeman Hill Road," Prepared by: Sara N. daSilva Quintal, Dated February 7, 2017 and in accordance with Section 324.1 e Accessory Uses to Conservation Organizations. Zone A.

Public Hearing I :
APPLICATION FOR A SPECIAL PERMIT- 1 Glenbrook Farms Road (M-29, L-21) Glenbrook Farm, LLC- Special Permit to allow the Change of Use of the existing principal dwelling with septic connection to an Accessory Dwelling in accordance with Zoning Regulations, Section 324 .1.A.1, and Section 324.3.A in accordance with submitted floor plans and as shown on submitted A-2 survey entitled “Property Survey Prepared for Glen Brook Farm LLC, 1 Glen Brook Farm Road, Town of Sherman, Fairfield County.” Prepared by: PAH, INC. Last revised: December 13, 2017 and Zone A.

Public Hearing II :

Old Business:

DELIBERATION OF PUBLIC HEARING I:
APPLICATION FOR A SPECIAL PERMIT- 1 Glenbrook Farms Road (M-29, L-21) Glenbrook Farm, LLC- Special Permit to allow the Change of Use of the existing principal dwelling with septic connection to an Accessory Dwelling in accordance with Zoning Regulations, Section 324 .1.A.1, and Section 324.3.A in accordance with submitted floor plans and as shown on submitted A-2 survey entitled “Property Survey Prepared for Glen Brook Farm LLC, 1 Glen Brook Farm Road, Town of Sherman, Fairfield County.” Prepared by: PAH, INC. Last revised: December 13, 2017 and Zone A.

DELIBERATION OF PUBLIC HEARING II:
New Business:
APPLICATION TO AMEND THE EXISTING SPECIAL PERMIT - 57 Wakeman Hill Road (M-8, L-47) CT Audubon, Deer Pond Farm- Change the use of principal structure from residential to passive recreation/ nature center and add outdoor lighting to the parking areas and associated walkways in accordance with submitted revised lighting plan, entitled “Exterior Lighting”, dated 12/23/2019, and submitted floor plan entitled “Connecticut Audubon Society, Deer Pond Farm dated 11/14/2019, prepared by Hudson Valley Preservation and submitted marked up survey entitled "The Connecticut Audubon Society, Deer Pond Farm, 57 Wakeman Hill Road,” Prepared by: Sara N. daSilva Quintal, Dated February 7, 2017 and in accordance with Section 324.1 e Accessory Uses to Conservation Organizations. Zone A.

Public Comment:
Approval of Minutes: Regular Monthly Meeting of December 5, 2019

Correspondence:
Zoning Enforcement Officer’s Report: November- December 2019

Committee Reports:
Chairman Report:
Regulation Review:

Adjournment:

DATED AT SHERMAN, CONNECTICUT THIS 8th DAY OF JANUARY 2020
RYAN PEBURN, CHAIR