

TOWN OF DARIEN
PLANNING & ZONING DEPARTMENT

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October 20, 2020

Jeffrey W. McDougal
William W. Seymour & Associates, P.C.
170 Noroton Avenue
Darien, CT 06820

VIA E-MAIL AND
REGULAR MAIL

Re: *Coastal Site Plan Application #50-D, Flood Damage Prevention Application #39-D
Land Filling & Regrading Application #271-A
Steven & Lisa Eppley, 6 Contentment Island Road*

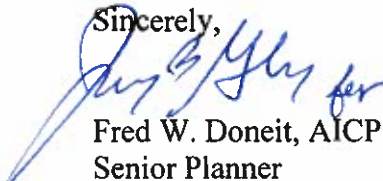
Dear Jeff:

Enclosed please find a copy of Section 1040 of the Zoning Regulations as a reminder of your responsibility to notify property owners within 100 feet of the 6 Contentment Island Road property of this pending application. A copy of the Legal Notice is enclosed for your use in this process. You must send the mailings between October 21, 2020 and Saturday, October 31, 2020. **Our office is providing you with the attached mailing list for the required mailings; however this list must be verified with the Town Assessor's Office to ensure that all owners/addresses are correct.** NOTE: A recent order from the Governor allows the mailings to be completed by regular mail, rather than certified/return receipt requested.

Once you have sent the mailings, you are required to submit the following to the Planning and Zoning Office *by the Wednesday prior to the public hearing*: a copy of one (1) of the letters sent to the property owners within 100 feet, with the enclosure which was sent to them; and a list of those property owners within 100 feet.

The public hearing on this application has been scheduled for **Tuesday, November 10, 2020 at 8:00 P.M. in Darien Town Hall** and via **GoToMeeting**. A login number for GoToMeeting will be provided to both you and the general public a few days prior to the meeting via the Town of Darien web site. Should you have questions, or if we can assist in any way, please feel free to contact our office.

Sincerely,


Fred W. Doneit, AICP, GISP
Senior Planner

Enclosures

LEGAL NOTICE

The Darien Planning and Zoning Commission will hold a PUBLIC HEARING on Tuesday, November 10, 2020 at 8:00 P.M. in Room 206 of Darien Town Hall at 2 Renshaw Road, Darien and via GoToMeeting, on the following:

Continuation of Special Permit Application #315, Land Filling & Regrading Application #486, Robert Thorsen & Sarah Thompson, 170 Ridge Acres Road. Proposal to construct a 50' x 90' recreational sport court and a retaining wall on the southwest portion of the property, and to perform related site development activities. The 3.73+/- acre subject property is located on the north side of Ridge Acres Road approximately 200 feet east of its intersection with Brookside Road, and is shown on Assessor's Map #4 as Lot #38 in the R-2 Zone.

Coastal Site Plan Review #50-D, Flood Damage Prevention Application #39-D, Land Filling & Regrading Application #271-A, Steven & Lisa Eppley, 6 Contentment Island Road. Proposal to remove a portion of the existing paved driveway, to replace it with lawn, and to construct a retaining wall to create a level yard area, and to perform related site development activities within regulated areas. The 0.81+/- acre subject property is located on the west side of Contentment Island Road, approximately 230 feet south of its intersection with Tokeneke Beach Drive, and is shown on Assessor's Map #67 as Lot #64 in the R-1 Zone.

(S) James H. Rand
Secretary
10/29 & 11/5