

**PLANNING AND ZONING COMMISSION
AGENDA**

Room 206

Tuesday, May 13, 2014

8:00 P.M.

Darien Town Hall, 2 Renshaw Road

PUBLIC HEARING

Continuation of Public Hearing regarding Land Filling & Regrading Application #323, DaCunha Builders, LLC, 8 Stanley Road. Proposing to perform site grading associated with the construction of a new single-family residence; and to perform related site development activities. The subject property is located on the east side of Stanley Road, at its north intersection with Devon Road, and is shown on Assessor's Map #24 as Lot #81 in the R-1/3 Zone. *PUBLIC HEARING OPENED APRIL 22, 2014. DEADLINE TO CLOSE PUBLIC HEARING IS MAY 27, 2014, UNLESS EXTENSION OF TIME IS GRANTED BY APPLICANT.*

GENERAL MEETING

Public Comment Session—first meeting of each month

Opportunity for the general public to present comments to the Commission on topics or items which are not pending applications.

Amendment of Flood Damage Prevention Application #254-A/Amendment of Site Plan, Darien Junior Sailing, Weed Beach, 155 Nearwater Lane.

Request to install temporary trailer and storage unit for summer 2014.

Informal discussion regarding Glassmeyer, former Knobel brothers property on the corner of Locust Hill Road and Settler's Trail.

Update and discussion re: recent informal items that have come before the Commission.

(ie, Kensett; Glassmeyer development Settler's Trail/Locust Hill Rd; Parklands Drive)

Ox Ridge Hunt Club, 516 Middlesex Road, telecommunications tower referral.

Discussion of proposal by New Cingular Wireless PCS, LLC ("AT&T") to construct a wireless telecommunications tower facility at the Ox Ridge Hunt Club, 512 Middlesex Road. The proposed facility, designed as a silo with related equipment, is proposed in the southwestern section of the parcel adjacent to the indoor riding arena and is proposed to extend to an overall height of 120' above grade. The proposal requires review and action by the CT Siting Council.

2014-2016 Town Plan of Conservation & Development.

Commission discussion regarding use of consultants for this project.

Discussion, deliberation and possible decisions on the following three applications:

Special Permit Application #276-A, PB Architects, LLC, 110 Boston Post Road. Proposing to establish an architect/home improvement contractor's office within a 600 square foot space in the existing building at 110 Boston Post Road. *HEARING CLOSED: 4/22/2014. DECISION DEADLINE: 6/26/2014.*

Coastal Site Plan Review #299, Flood Damage Prevention Application #29-B, Land Filling & Regrading Application #322, Benjamin & Heidi Sylvester, 15 Juniper Road. Proposing to demolish the existing residence and construct a new single-family residence and perform related site development activities within regulated areas. *HEARING CLOSED: 4/22/2014. DECISION DEADLINE: 6/26/2014.*

Land Filling & Regrading Application #324, 14 Wilson Ridge, LLC, 14 Wilson Ridge Road. Proposing to regrade the rear yard of the property, including excavation, filling, and construction of associated retaining walls; and to perform related site development activities. *HEARING CLOSED: 4/22/2014. DECISION DEADLINE: 6/26/2014.*

Approval of Minutes

April 1, 2014 Public Hearing/General Meeting
April 8, 2014 General Meeting
April 22, 2014 Public Hearing/General Meeting

Any Other Business (Requires two-thirds vote of Commission)

ADJOURN.