

**ENVIRONMENTAL PROTECTION COMMISSION  
GENERAL MEETING/PUBLIC HEARING  
AGENDA  
August 1, 2007**

**7:30 P.M.  
GENERAL MEETING  
Room 206 Town Hall**

**ITEMS ON THE AGENDA FOR THE GENERAL MEETING THAT ARE NOT COMPLETED BETWEEN 7:30 AND THE 8:30 PUBLIC HEARING MAY, IF TIME IS AVAILABLE, BE DISCUSSED AND/OR ACTED UPON AFTER THE PUBLIC HEARING PORTION OF THE MEETING. THE COMMISSION RESERVES THE RIGHT NOT TO START AGENDA ITEMS AFTER 10:30 P.M.**

***Discussion and possible decisions regarding the following matters:***

**Old Business:**

EPC-32-2007, Ian and Lisa Webb, 33 Knollwood Lane, proposing drainage improvements within a regulated area and upland review area. The site is located on the north side of Knollwood Lane approximately 1000 feet west of the intersection of Knollwood Lane and Mansfield Avenue and is shown on Assessor's Map #6 as Lot #72

EPC-44-2007, Art Bellis, 19 Indian Spring Trail, proposing a house addition within the upland review area. This property is located on the south side of Indian Spring Trail approximately 1400 feet east of the intersection of Hollow Tree Ridge Road and Indian Spring Trail and is shown on Assessor's Map #2 as Lot # 54B-C

**New Business:**

EPC #46-2007, Peter Venezia, 93 Rose Lane, proposing the installation of a fence within the regulated area adjacent to the Noroton River. The subject property is located at the northwest intersection formed by Rose Lane and Denhurst Place, and is shown on Assessor's Map #25 as Lot #91-12 in the R-1/5 Zone.

EPC #47-2007, Gary & Barbara Plank, 139 West Avenue, proposing a two-story addition to the existing residence within the regulated area adjacent to Stony Brook. The subject property is located on the south side of West Avenue, approximately 330 feet east of its intersection with Old Parish Road, and is shown on Assessor's Map #39 as Lot #102 in the R-1/3 Zone.

EPC #48-2007, Tucker & Elaine Scott, 655 Hollow Tree Ridge Road, proposing the installation of fencing within wetlands and their associated upland review area. The subject property is located on the north side of Hollow Tree Ridge Road, between Rockwell Lane and Timber Lane, and is shown on Assessor's Map #3 as Lot #34, in the R-2 Zone.

EPC #49-2007, The Middlesex Club, 20 Echo Drive, proposing the demolition and reconstruction of an existing tennis building within an upland review area. The subject property is located on the north side of Echo Drive, approximately 150 feet west of its intersection with Alpine Lane, and is shown on Assessor's Map #30 as Lot #39.

EPC #50-2007, PL Partnership, LLC, 3 Purdy Lane, proposing to subdivide the existing 2.5+/- acre property and construct four residential lots and two open space lots within the upland review area

adjacent to Holly Pond. The subject property is on the south side of Boston Post Road at its intersection with Purdy Lane, and is shown on Assessor's Map #54, as Lot #33.

**Public Hearing to Commence at 8:30 P.M.**

EPC-42-2007, Country Club of Darien, 300 Mansfield Avenue, proposing golf course renovations within regulated areas and upland review areas. The site is located on the east side of Mansfield Avenue approximately 1,250 feet south of the intersection of Mansfield Avenue and Middlesex Road and is shown on Assessor's Map #5 as Lot #40. (To be opened and continued to September 5, 2007)

Continuation of Public Hearing regarding EPC-33-2007, Jeffrey Marston, 49 Goodwives River Road, proposing a house addition and septic system within an upland review area. The site is located on the west side of Goodwives River Road approximately 1100 feet north of the intersection of Goodwives River Road and Sunswyck Road and is shown on Assessor's Map #49 as Lot #8. (continued from July 18, 2007).

Continuation of Public Hearing regarding EPC-36-2007, Peter Greenberg, 7 Buttonwood Lane, proposing demolition of an existing house and new house construction within an upland review area. The site is located on the north side of Buttonwood Lane at the northwest intersection of Buttonwood Lane and Brookside Drive and is shown on Assessor's Map #5 as Lot #7. (continued from July 18, 2007).

EPC-24-2007, Hoyt Street Partners, LLC, 285, 289 & 293 Hoyt Street, proposing condominium construction and related site development within an upland review area. The site is located on the east side of Hoyt Street approximately 250 feet north of the intersection of Hoyt Street and Wakemore Street and is shown on Assessor's Map #8 as Lot #'s 204, 206, 207, 228 and 229 (continued from June 19, 2007).

EPC-37-2007, Murat Akgun and Katherine Uniacke, 71 Stony Brook Road, proposing a sanitary sewer line within a regulated area. The site is located on the west side of Stony Brook Road approximately 400 feet south of the intersection of Stony Brook Road and Leroy Avenue and is shown on Assessor's Map #19 as Lot #31.

EPC-39-2007, Wee Burn Country Club, 410 Hollow Tree Ridge Road, proposing water and sewer line extension within an upland review area. The site is located on the north side of Hollow Tree Ridge Road at the north east intersection of Hollow Tree Ridge Road and Hanson Road and is shown on Assessor's Map #7 as Lot #64/66.

EPC-45-2007, Robert Dickson, Jr., 50 Deepwood Road, proposing a swimming pool within an upland review area. The site is located on the south side of Deepwood Road approximately 300 feet east of the intersection of Laurel Lane and Deepwood Road and is shown on Assessor's Map #26 as Lot #21 & 22.

**Any Other Business (Requires two-thirds vote).**

**Adjourn.**