

MEMORANDUM

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TO: Town Clerk
Park and Recreation Department

FROM: Jeremy B. Ginsberg *JG*

DATE: September 10, 2015

SUBJECT: Special Meeting

The Planning and Zoning Commission will hold a special meeting on Tuesday, September 15, 2015 at 8:00 P.M. in Room 119 of Town Hall. A copy of the agenda is below.

PLANNING AND ZONING COMMISSION SPECIAL MEETING AGENDA

Tuesday, September 15, 2015

8:00 P.M.

Room 119
Town Hall

PUBLIC HEARING

Proposed Amendment to the Darien Zoning Map (COZM #1-2015), Special Permit Application #246-C/Site Plan #251-C, Land Filling & Regrading Application #184-C/lot line adjustment, Sun Homes Darien, LLC, 36, 42 (formerly 0), and 48 Wakemore Street (Kensett II). Proposing to: establish the Designed Community Residential (DCR) overlay zone on parcels totaling approximately 2.49+/- acres; and raze the existing three structures on those properties and constructing ten new structures containing fourteen market rate units and three off-site below market-rate units at 269 Hoyt Street (two of which will be age-restricted); combine the three Wakemore Street parcels with Kensett I; and perform related site development activities. The subject properties are located on the north side of Wakemore Street approximately 1,025 feet east of its intersection with Hoyt Street, and are shown on Assessor's Map #8 as Lots #226/227 (36 Wakemore Street), #228/229 (42 Wakemore Street), and #230 (48 Wakemore Street), now in the R-1/3 Zone.

Land Filling & Regrading Application #362, Evan Saucedo, 1 Fairmead Road. Proposing to regrade for the construction of a new driveway and associated retaining walls, and to perform related site development activities. The subject property is situated on the west side of Fairmead Road, at the southwest corner formed by its intersection with Old King's Highway North and is shown on Assessor's Map #35 as Lot #31 & #32, in the R-1/2 Zone.

Coastal Site Plan Review #203-A, Flood Damage Prevention Application #116-A, Land Filling & Regrading Application #365/lot line adjustment, John & Cindy Lynn Sites, 209 Long Neck Point Road. Proposing to construct additions and alterations to the existing residence; merge Lot #10-2 and Lot #10 into a single lot; and perform related site development activities within regulated areas. The subject properties are located on the east side of Long Neck Point Road approximately 1,450 feet south of its southernmost intersection with Pear Tree Point Road, and are shown on Assessor's Map #61 as Lots #10 and #10-2, in the R-1 Zone.

Land Filling & Regrading Application #363, Peter Grant, 38 Old Parish Road (aka 154 West Avenue). Proposing to fill and regrade and construct associated walls, and to perform related site activities. The subject property is on the west side of Old Parish Road approximately 15 feet north of its intersection with West Avenue, and is shown on Assessor's Map #20 as Lot #17, in the R-1/5 Zone.

Land Filling & Regrading Application #364, DH Realty, LLC, 272 West Avenue. Proposal to fill and regrade in the front and back yard, and install associated retaining wall and perform related site development activities. The subject property is situated on the north side of West Avenue, approximately 75 feet west of its intersection with Edgerton Street and is shown on Assessor's Map #22 as Lot #43, in the R-1/5 Zone.

Deliberation and possible decision regarding:

Coastal Site Plan Review #302-A, Land Filling & Regrading Application #352, David & Rhonda Sherwood, 245 Long Neck Point Road. Proposing to construct a pool, spa, patio, and pool cabana; install associated stormwater management; and to perform related site development activities within a regulated area. *PUBLIC HEARING CLOSED: 7/28/2015. DECISION DEADLINE: 10/1/2015.*

Since this is a public hearing, no "Other Business" can be considered.

ADJOURN.