



**CITY OF DANBURY**  
155 Deer Hill Avenue  
Danbury, CT 06810

*Environmental Impact Commission*

*www.ci.danbury.ct.us*

*203-797-4525*

*203-797-4586 fax*

**AGENDA**

**August 22, 2007**

**Common Council Chambers**

**ROLL CALL:**

**PUBLIC HEARING:**

**3-5 Sugar Hollow Road**

**Regulated Activity # 762**

**Sugar Hollow Road Associates, LLC** Assessor's Lot #G17002, G17019, CG-20 Zone.

Date of Receipt: 7/25/07.

The Shops at Marcus Dairy, 10.0094 acres.

First 65 Days: 9/28/07. Second 65 Days: 12/2/07. Artel Engineering Group, LLC. Photos, reports from S. Danzer rec'd. 8/21/07. Public Hearing opens tonight, and must close 9/26/07 w/o ext.

**OLD BUSINESS:**

**Padanaram Road**

**Regulated Activity # 749**

**Cotswold of Danbury, LLC**

Assessor's Lot# F07052, RA-20 Zone.

Date of Receipt: 3/14/07.

29 SF cluster residences, Tighe & Bond.

First 65 Days: 5/18/07. Public Hearing opened 5/9/07, and must close by 8/17/07. Surveying Associates, P.C. 74.15 acres. Public Hearing opened 5/9/07. **Extension letter** rec'd. 5/23/07. Site walk on 6/7/07. Revisions rec'd. 6/18/07. Ltrs. from S. Hayden rec'd. 6/25/07 & 7/9/07. Site staked & flagged 7/9/07. Clarifications rec'd. 7/24/07. Maintenance requirements & Alt. D mitigation plan rec'd. 8/6/07. Assessment report by Baroody 8/6/07. Alt.D Conserved Land Area Map & Survey Map rec'd. 8/7/07. Mitigation measures for Alt.D rec'd 8/8/07. Public Hearing closed 8/8/07.

**20 Southern Boulevard & 6 Brushy Hill Road**

**Regulated Activity # 755**

**GRC Property Investment & Development, LLC** Assessor's Lots#I16238, I17021.

Date of Receipt: 5/9/07. 5 proposed lots, 5.2 acres, RA-20, RA-80.

First 65 Days: 7/13/07. Second 65 Days: 9/16/07. B. Doto, PE. Written comments rec'd. from M. Nolan. Copies sent to S. Danzer 6/12/07. Site walk 6/21/07. Public Hearing opened 6/27/07, continued 7/11/07, 7/25/07, 8/8/07. **Extension letter** rec'd. 7/11/07. Revisions, responses rec'd. 7/20/07. Rev. utility plan rec'd. 7/28/07. Report by D. Baroody 8/8/07. Public Hearing closed 8/8/07. *Draft Decision to Approve* by D. Baroody 8/21/07.

**OLD BUSINESS:**

**110 Long Ridge Road**

**Regulated Activity # 761**

**Alice J. Barnes**

Assessor's Lot # J22016, RA-80 Zone.

Date of Receipt: 7/25/07. Parcel B. New SF residence, well, septic, driveway.

First 65 Days: 9/28/07. Second 65 Days: 12/2/07. M. Mazzucco, PE. 2.4 acres.

**170 Great Plain Road**

**Regulated Activity # 766**

**Gary & Keri Baldelli**

Assessor's Lot # J06011, RA-20 Zone.

Date of Receipt: 8/8/07.

Screened porch addition.

First 65 Days: 10/12/07. Second 65 Days: 12/16/07. Applicant asks to **table** to 9/26/07 meeting; waiting for survey.

**40A Payne Road**

**Regulated Activity # 767**

**MRF LLC**

Assessor's Lots #M13001, M13002, IG-80 Zone.

Date of Receipt: 8/8/07. Driveway, storage construction equipment & materials.

First 65 Days: 10/12/07. Second 65 Days: 12/16/07. David Tinker requests to **table** to 9/26/07 for soil scientist & surveyor reports.

**65-67 Bear Mountain Road**

**Regulated Activity # 768**

**Candlewood Pines Cluster Subdivision** Assessor's Lot # H03069, RA-80 Zone.

Date of Receipt: 8/8/07. 14 lot residential cluster subdivision, 119± acres.

First 65 Days: 10/12/07. Second 65 Days: 12/16/07. CCA, LLC.

**Winnebago Trail, Candlewood Pines Regulated Activity # 769**

**Pamela Equities Corp.** Assessor's Lot # H03069, RA-80 Zone.

Date of Receipt: 8/8/07. Parking, storage building, volleyball court, docks.

First 65 Days: 10/12/07. Second 65 Days: 12/16/07. Lots # 1-5. CCA, LLC.

**NEW BUSINESS:**

**Pembroke Road Regulated Activity # 770**

**Roger L. Crossland** Assessor's Lot # G07044, RA-40 Zone.

Date of Receipt: 8/22/07. Pembroke Day Care Center, 2.5 acres.

First 65 Days: 10/26/07. Second 65 Days: 12/30/07. CCA, LLC.

**37 & 39 South Street Regulated Activity # 774**

**Tony Ribeiro c/o J.A.R. Associates** Assessor's Lots# K15083, K15084, IL-40 Zone.

Date of Receipt: 8/22/07. Commercial/warehouse/wholesale/contractor building.

First 65 Days: 10/26/07. Second 65 Days: 12/30/07. M. Mazzucco, PE.

**APPLICATIONS FOR ADMINISTRATIVE APPROVAL:** None.

**ADMINISTRATIVE STAFF ACTIONS:**

**53 Beaver Brook Road Regulated Activity # 773**

**City of Danbury** Assessor's Lot #K12191, Zone.

Date of Receipt: 8/22/07. Redirect road drainage outlet. F. L. Khouri, City Engineer. Administrative Approval by D. Baroodly 8/17/07.

**CORRESPONDENCE:**

Invitation to LAKE KENOSIA HEDGEROW PROJECT DEDICATION CEREMONY, Friday, **8/31/07 at 10 am**, with Mayor Mark Boughton officiating.

State DEP Permit # DS-200700052, 8/13/07, WCI Communities, Inc., Reserve Road, Phase 4A, dams at Detention Basin "B" and Detention Basin "C"

**EIC ADMINISTRATION & FUTURE AGENDA ITEMS:**

Miller at 58 Benson Drive.

**ACCEPTANCE OF MINUTES:** 7/25/07 and 8/8/07 Meetings

**ADJOURNMENT:**

**NOTES:** Special Meeting scheduled **9/19/07, Wednesday, 7 pm**, Caucus Room, for EIC **749**, Cotswold of Danbury, LLC.

The next regularly scheduled DEIC meeting date is **9/26/07**.