



TOWN OF EAST HAMPTON
Planning and Zoning Commission
1-860-267-7450
www.easthamptonct.gov

PZC PZC-20-013
 Date 6/5/2020

Fee Paid _____
 Check # _____
 Rec'd. By _____

LOCATION 11 Markham rd.

MAP 35 BLK 91 LOT 2-3A

PROJECT NAME Re-Subdivision

ZONE R-4

APPLICANT Peter G jr + Sheila B Engel
 ADDRESS 11 Markham rd

PHONE 860 989 4004
 EMAIL Sheila.BARTONengel@comcast.net

CONTACT PERSON Sheila Engel

PHONE Same
 EMAIL Same

OWNER Peter G jr + Sheila B Engel
 ADDRESS 11 Markham rd

PHONE Same
 EMAIL Same

SURVEYOR/ENGINEER Joel M. FULLER
 ADDRESS 191 Jones Hollow rd Marlborough

PHONE 860-670-1800
 EMAIL foiler63@comcast.net

ATTORNEY Bill Grady
 ADDRESS 8 West High St E. Hampton

PHONE 860-267-2502
 EMAIL WDGESQ@Snet.net

APPLICATION TYPE (application must be completed in FULL in order to be accepted)

- 1. SUBDIVISION /RESUBDIVISION /CONSERVATION SUBDIVISION NO. OF LOTS 3
- 3. SITE PLAN MODIFICATION Residential _____ Commercial _____
- 4. SPECIAL PERMIT--SECTION _____ OF THE ZONING REGS. FOR _____
- 5. ZONE CHANGE--FROM _____ TO _____
- 6. AMENDMENT TO ZONING REGULATIONS
- 7. LAKE POCOTOPAUG PROTECTION AREA _____
- 8. ACTIVE ADULT NO OF UNITS _____
- 7. OTHER (DESCRIBE) _____

APPLICATION REQUIREMENTS: This application and 10 sets of plans shall be submitted to the Land Use Office and shall be received by the Commission at the next regularly scheduled meeting. (see meeting schedule for deadline dates)

A complete application shall consist of an application, fees, maps /plans(A-2 survey) ,engineers report including drainage calculations and watershed calculations(pre and post), bond estimates, hydrology report, environmental studies, waiver requests and traffic study where applicable

Preliminary discussions are highly recommended for subdivisions 5 lots & over and for larger Special Permit Applications
 Abutters notice receipts (green cards) must be handed in to the Planning Office prior to the meeting

APPLICANTS SIGNATURE Sheila Engel DATE 5-27-2020

OWNER'S SIGNATURE Sheila Engel DATE 5-27-2020

The owner and applicant hereby grant the East Hampton Planning and Zoning Commission and/or it's agents permission to enter upon the property to which the application is requested for the purpose of inspection and enforcement of the Zoning Regulations and Subdivision Regulations of the Town of East Hampton.

PLANNING AND ZONING FEE SCHEDULE

Note: Each application requires an additional \$60 fee to be submitted to the State (effective 10/09)

\$ 60.00

SUBDIVISION APPLICATION & CONSERVATION SUBDIVISION

No. of lots 3

950.00

A fee of \$500 plus the sum of	\$ 150/ lot	
1-5 lots	\$ 150/ lot	

Plus a developer's fee of 3% of the bond filed for subdivisions requiring public improvements to be paid at the time bonds are filed with the Town and prior to any construction

SITE PLAN REVIEW

Residential/Commercial \$ 150

Commercial, Industrial, Designed Development: Calculated by total sq ft of impervious surface

New Construction

Square Feet _____

Less than 3000 Sq Ft	\$ 150	
3001 to 5,000 Sq Ft	\$ 250	
5001 to 10,000 Sq ft	\$ 600	
10,001 to 15,000 Sq ft	\$ 1100	
For every additional 5000 Sq Ft	\$ 500	

SPECIAL PERMIT

Special Permit \$ 150

Commercial, Industrial, Designed Development: Calculated by total sq ft of impervious surface

New Construction

Square Feet _____

Less than 3000 Sq Ft	\$ 150	
Less than 5000Sq Ft	\$ 300	
5001 to 10,000 Sq Ft	\$ 600	
10,001 to 15,000Sq Ft	\$ 1100	
For every additional 5000 Sq FT	\$ 500	

For Special Permits involving Commercial Properties fees increase by \$50

SITE PLAN MODIFICATION

Minor Amendment	\$ 50	
Major Amendment	\$ 100	

ZONING OR SUBDIVISION REGULATION TEXT CHANGE \$ 300

CHANGE IN ZONING MAP \$ 500

LAKE POCOTOPAUG PROTECTION AREA \$ 75

APPLICATION FOR MULTI-FAMILY, ACTIVE ADULT AND HOD \$ 1000

Number of unit's _____

Plus the sum of \$100/unit

Total

1010.00



Office Use Only

Project ID# _____

Address: _____

MBL: _____

**PLANNING & ZONING COMMISSION
TOWN OF EAST HAMPTON**

**Minimum Requirements for Submission of Application to
Planning and Zoning Commission**
This form must be submitted with your application.

Application Requirements are based on the application type selected on application form.

___ Site Plan Review/Modification (See Section 9.1 for details)

- ___ Pre-Application Meeting – Date of Meeting _____
- ___ Complete Application Form
- ___ Complete Chatham Health District Application Form
- ___ Fee Paid
- ___ Site Plan (11 Copies) – See Section 9.2.C.2 for specifications
- ___ Drainage Calculations in Compliance with Section 7.5
- ___ Report from Fire Marshal
- ___ Bond Estimates As Required, See Section 9.2.C.2

___ Special Permit (See Section 9.2 for details)

- ___ Pre-Application Meeting – Date of Meeting _____
- ___ Complete Application Form
- ___ Complete Chatham Health District Application Form
- ___ Fee Paid
- ___ Site Plan (11 Copies) - See Section 9.2.C.2 for specifications
- ___ Pending Approval from IWWA
- ___ Drainage Calculations in Compliance with Section 7.5
- ___ Pending Approval or report from Fire Marshal
- ___ Pending Approval or report from Public Works
- ___ Traffic Study (As Required)
- ___ Bond Estimates (As Required)
- ___ Public Hearing Requirements

___ Zone Change (See Section 9.3 for details)

- ___ Complete Application Form
- ___ Fee Paid
- ___ A-2 Survey of Property showing surrounding properties and respective zone (10 Copies)
- ___ Reports from Chatham Health District, Fire Marshal, Police Dept. and Public Works
- ___ Public Hearing Requirements

___ Amendment to Zoning Regulations (See Section 9.3 for details)

- ___ Complete Application Form
- ___ Fee Paid
- ___ Existing Regulation with proposed Amendments (10 Copies)
- ___ Rationale for Amendment (10 Copies)
- ___ Reports from Chatham Health District, Fire Marshal, Police Dept. and Public Works
- ___ Public Hearing Requirements

I certify that this application is complete.
Signature of Applicant: Sheela B. Patel Date: 5-27-2020

**The Commission reserves the right to add additional requirements in accordance with the Regulations.
*Only Complete Application Packages Will Be Accepted***



EAST HAMPTON PLANNING AND ZONING COMMISSION

THE PROPERTY LOCATED AT: 11 Markham Road

IS THE SUBJECT OF A PUBLIC HEARING BY THE EAST HAMPTON PLANNING AND ZONING COMMISSION ON AT 7:00 P.M. IN THE EAST HAMPTON TOWN HALL, 1 COMMUNITY DR., EAST HAMPTON CT. 06424 JULY 1, 2020

THIS PUBLIC HEARING IS TO CONSIDER THE FOLLOWING APPLICATION:

APPLICATION NAME: 3 Lot Re-subdivision

_____ SPECIAL PERMIT UNDER SECTION _____ OF THE ZONING REGULATIONS TO _____

_____ SUBDIVISION/OPENSOURCE SUBDIVISION NO. OF LOTS _____
TITLE _____

RESUBDIVISION NO. OF LOTS 3
TITLE Resubdivision property of Peter G & Sheila B Engel

_____ SITE PLAN APPROVAL TO _____
TITLE _____

_____ LAKE POCOTOPAUG PROTECTION AREA TO _____

_____ ZONE CHANGE FROM _____ TO _____

_____ ZONING REGULATION CHANGE _____

_____ OTHER _____

APPLICATION AND MAPS ARE ON FILE IN THE OFFICE. IF YOU HAVE ANY QUESTIONS PLEASE CONTACT THE LAND USE OFFICE AT 860--267-7450

Revised 05/13/2020

Peter G. Jr. & Sheila Barton Engel
11 Markham Road
East Hampton, CT 06424
(860) 989-4004
sheilabartonengel@comcast.net

May 28, 2020

Planning and Zoning Commission
Town of East Hampton
East Hampton, CT 06424

RE: Application of Peter and Sheila Engel for a 3 lot re-subdivision of property located on Markham Road.

We respectfully request two waivers to the proposed common drive requirements:

1) leave the surface permeable, not paved, to minimize environmental impact within the Salmon River watershed

2) decrease the required 22-foot width to 12-feet, given the existing configuration of Markham road.

- The first +/- 560-feet of Markham road from Tartia road is paved and approximately 20' wide in most sections.
- The next +/- 1,000-feet of Markham road is not paved and approximately 15-foot wide.
- The last +/- 1,600-feet to the driveway, Markham road is not paved and only 12-15 feet wide.

The driveway as it is now, accommodates weekly garbage trucks, daily delivery trucks, etc., and is currently graded and maintained to prevent excessive runoff.

Thank you for your consideration,

Peter G. Jr. & Sheila Barton Engel