

ZONING COMMISSION
Town of New Fairfield
(203)312-5646 Fax: (302)312-3508



SPECIAL PERMIT APPLICATION

Application Number _____
Map: 10 Block: 3 Lot: 96
Zoning District: R-44

Please type or print:

Date: 1/22/2024

Applicant: Aquarion Water Company of Connecticut

Mailing Address: 600 Lindley Street, Bridgeport Connecticut 06606

Project Address: 19 Knollcrest Road, New Fairfield, CT

Phone No: (203) 337-5906

Owner(s) of Record: Aquarion Water Company of Connecticut

Address: 600 Lindley Street, Bridgeport Connecticut

Phone No: (203) 337-5906

Application is hereby made for Special Permit per Section 8.2 pursuant to the following Sections(s) of the Zoning Regulations:

Section 3.2.2 - Special Uses, 3.2.5 - Minimum Lot Area and Frontage, and 3.2.6 - Minimum Building or Structure Setbacks

For the following purpose: Construct a new 14' x 20' Water Treatment Facility, installing generator propane tank, and associated improvements.

In compliance with the requirements of the Zoning Regulations, I am hereby submitting the fee, plans, documents, and additional information as required.

Fee of **\$460.00*** as specified in Section 10.1.2C (\$200.00 application, \$60.00 State Surcharge and \$200.00 Two Legal Notice for Public Hearing and Results of Application Advertised in Newspaper).

Letter of authorization from property owner stating an agent may apply for permit. Signature on letter must be original, not copied, facsimile or e-mail.

Two (2) copies total which should consist of site plans including a **A-2 SURVEY by a CT Land surveyor with existing and proposed percentage of impervious surfaces** together with existing proposed site improvements including building, parking landscape access and egress, and **proposed signage**. A-2 survey shall be drawn at a scale of at least 1" = 50', and shall be on sheets either 36"x24" (check regulations for further details). See Zoning Official for additional requirements needed based upon applicant's proposal and use such as a required engineered site plan, architectural design, engineered traffic plan and design, etc.



Eight (8) 11"x17" copies total which should consist of site plans including a **A-2 SURVEY by a CT Land surveyor with existing and proposed percentage of impervious surfaces** together with existing proposed site improvements including building, parking landscape access and egress, and **proposed signage**.

(N/A) () Report from Health Department on adequacy of sewage disposal system and water supply. **Applicant to write letter requesting such report. Complete description to be included.**

Proposed use(s) – written statement describing in detail proposed uses(s).

(N/A) () Traffic Study – Ten (10) copies if development anticipates the generation of more than one hundred (100) vehicular trips per day.

(N/A) () Report(s) from other Town Agencies (if required) as follows:

- () Fire Marshal
- () Inland Wetland Commission
- () Zoning Enforcement Officer
- () Other Agency (please specify) _____
- () Copy of additional information as follows: _____
- () Town Engineer
- () CT Department of Transportation
- () Water Supply Committee

Applicant to write letter requesting such report. Complete description of project to be included.

Attach a list with the names and addresses of all adjacent property owners including those across any adjacent roadways. Submit proof that all such neighbors have been notified of this proposed activity. These letters shall be sent **CERTIFIED MAIL with RETURN RECEIPT**. A copy of the letter sent, certified mail receipt, and return receipt shall be submitted to the Commission 48 hours prior to the Public Hearing. (See page 3).

If you wish to hire an agent or an authorized permit expeditor to go forward with your application, site plan, or special permit include a signed authorization letter from the property owner with a live signature.

Bill D'Amico 01/22/2024
Signature of Owner (date)

[Signature] 1/26/2024
Signature of Applicant (date)

***Fee does not include Zoning Permit Fee (issues by Zoning Enforcement Officer, if required).**

For Office Use Only



- () This Application Complies with the requirements of the Zoning Regulations.
- () This Application Does Not Comply with the requirements of the Zoning Regulations.

Application Complete: _____ Yes _____ No

The application fails to comply as follows: _____

Comments: _____

Reviewed by Zoning Enforcement Officer _____ Date _____

Date of Receipt by Zoning Commission: _____

Date of Scheduled Public Hearing: _____

Date of Commission Action: _____ Legal Notice Published: _____

- () Application Approved
- () Application Denied
- () Application Approved & Modified

Conditions: _____

Town of New Fairfield
Zoning Commission
4 Brush Hill Road
New Fairfield, CT 06812

January 22, 2024

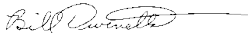
Re: **Special Permit Application for Interlaken Well Station
New Fairfield, CT**

To whom it may concern:

Aquarion Water Company of Connecticut authorizes Snyder Civil Engineering, LLC as our agent for permitting for the Interlaken Well Station Project located at 19 Knollcrest Road.

If you have any questions, please contact me at BDwinells@aquarionwater.com.

Sincerely,



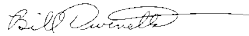
Bill Dwinells
Senior Engineer/Project Manager, Engineering and Planning
Aquarion Water Company of Connecticut

PROPOSED USES STATEMENT

Aquarion Water Company of Connecticut is making improvements to their Interlaken Well System. The proposed uses of the site will include the construction of a new 14' X 20' treatment facility complete with interior treatment equipment and controls. New power and control conduits will be installed from the new treatment facility to the existing well, as well as new water lines to connect to the existing well and distribution system. A new gravel pull-off will be constructed to allow access to the new facility off Knollcrest Road. A new generator with propane tank will be installed onsite to provide emergency standby power for the new treatment facility.

If you have any questions, please contact me at (203) 337-5906 or BDwinells@aquarionwater.com.

Sincerely,



Bill Dwinells
Senior Engineer/Project Manager, Engineering and Planning
Aquarion Water Company of Connecticut

301300
AQUARION WATER COMPANY
835 MAIN ST
BRIDGEPORT, CT 06604

301900
GOODHART RICHARD S &
31 KNOLLCREST RD
NEW FAIRFIELD, CT 06812

301400
LALIBERTE ADAM
21 KNOLLCREST RD
NEW FAIRFIELD, CT 06812

301800
PRATA SUZANA CRUZ
29 KNOLLCREST RD
NEW FAIRFIELD, CT 06812

301700
SCORCA ALLISON T
90 GILLOTTI RD
NEW FAIRFIELD, CT 06812

301200
TIMMINS J CANDACE
17 KNOLLCREST RD
NEW FAIRFIELD, CT 06812

301000
URELLO SUSAN MORGAN
8 PINECONE DR
VOORHEES, NJ 08043

301100
WILLINGHAM EUGENE W +
15 KNOLLCREST RD
NEW FAIRFIELD, CT 06812



AQUARION
Water Company

Stewards of the Environment

January 26, 2024

SCORCA ALLISON T
90 GILLOTTI RD
NEW FAIRFIELD, CT 06812

Re: Aquarion's Well Station Improvements for the Interlaken Well Station
New Fairfield, CT

Dear Aquarion Water Customer,

Aquarion Water Company has submitted an application to the Town of New Fairfield Zoning Commission to construct a water treatment building at 19 Knollcrest Road to improve the water quality and reliability of your water system.

The Town of New Fairfield's Zoning Commission's Special Permit Application requires that we notify all abutting property owners of 19 Knollcrest Road that we are submitting an application to perform the improvements to your water system, which is the purpose of this letter. The date and time of the Zoning Commission meeting is 2/7/2024 at 7:30PM where the Commission will review and vote on Aquarion's application. The Zoom Link is <https://zoom.us/j/93148213803>.

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Sincerely,

Bill Dwinells
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Aquarion Water Company of Connecticut
(203) 337-5906
BDwinells@aquarionwater.com



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January 26, 2024

WILLINGHAM EUGENE W + LYNDIA M
15 KNOLLCREST RD
NEW FAIRFIELD, CT 06812

Re: Aquarion's Well Station Improvements for the Interlaken Well Station
New Fairfield, CT

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BDwinells@aquarionwater.com



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January 26, 2024

LALIBERTE ADAM
21 KNOLLCREST RD
NEW FAIRFIELD, CT 06812

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January 26, 2024

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17 KNOLLCREST RD
NEW FAIRFIELD, CT 06812

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January 26, 2024

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29 KNOLLCREST RD
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Water Company

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January 26, 2024

URELLO SUSAN MORGAN
8 PINECONE DR
VOORHEES, NJ 08043

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Water Company

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January 26, 2024

GOODHART RICHARD S & STEPHANIE CO TRUSTEES
31 KNOLLCREST RD
NEW FAIRFIELD, CT 06812

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Aquarion Water Company of Connecticut
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BDwinells@aquarionwater.com

9589 0710 5270 0614 8604 24

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Certified Mail Fee
\$ _____

Extra Services & Fees (check box, add fee as appropriate)

<input type="checkbox"/> Return Receipt (hardcopy)	\$ _____
<input type="checkbox"/> Return Receipt (electronic)	\$ _____
<input type="checkbox"/> Certified Mail Restricted Delivery	\$ _____
<input type="checkbox"/> Adult Signature Required	\$ _____
<input type="checkbox"/> Adult Signature Restricted Delivery	\$ _____

Postage
\$ _____

Total Postage and Fees
\$ _____

Sent To Prata Cruz
 Street and Apt. No., or PO Box No. _____
 City, State, ZIP+4® _____

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<input type="checkbox"/> Return Receipt (hardcopy)	\$ _____
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<input type="checkbox"/> Certified Mail Restricted Delivery	\$ _____
<input type="checkbox"/> Adult Signature Required	\$ _____
<input type="checkbox"/> Adult Signature Restricted Delivery	\$ _____

Postage
\$ _____

Total Postage and Fees
\$ _____

Sent To Laliberte
 Street and Apt. No., or PO Box No. _____
 City, State, ZIP+4® _____

Postmark Here

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\$ _____

Extra Services & Fees (check box, add fee as appropriate)

<input type="checkbox"/> Return Receipt (hardcopy)	\$ _____
<input type="checkbox"/> Return Receipt (electronic)	\$ _____
<input type="checkbox"/> Certified Mail Restricted Delivery	\$ _____
<input type="checkbox"/> Adult Signature Required	\$ _____
<input type="checkbox"/> Adult Signature Restricted Delivery	\$ _____

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Total Postage and Fees
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Extra Services & Fees (check box, add fee as appropriate)

<input type="checkbox"/> Return Receipt (hardcopy)	\$ _____
<input type="checkbox"/> Return Receipt (electronic)	\$ _____
<input type="checkbox"/> Certified Mail Restricted Delivery	\$ _____
<input type="checkbox"/> Adult Signature Required	\$ _____
<input type="checkbox"/> Adult Signature Restricted Delivery	\$ _____

Postage
\$ _____

Total Postage and Fees
\$ _____

Sent To Timmons
 Street and Apt. No., or PO Box No. _____
 City, State, ZIP+4® _____

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Certified Mail Fee
\$ _____

Extra Services & Fees (check box, add fee as appropriate)

<input type="checkbox"/> Return Receipt (hardcopy)	\$ _____
<input type="checkbox"/> Return Receipt (electronic)	\$ _____
<input type="checkbox"/> Certified Mail Restricted Delivery	\$ _____
<input type="checkbox"/> Adult Signature Required	\$ _____
<input type="checkbox"/> Adult Signature Restricted Delivery	\$ _____

Postage
\$ _____

Total Postage and Fees
\$ _____

Sent To Urelio
 Street and Apt. No., or PO Box No. _____
 City, State, ZIP+4® _____

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Certified Mail Fee

\$

Extra Services & Fees (check box, add fee as appropriate)

- Return Receipt (hardcopy) \$
- Return Receipt (electronic) \$
- Certified Mail Restricted Delivery \$
- Adult Signature Required \$
- Adult Signature Restricted Delivery \$

Postage

\$

Total Postage and Fees

\$

Sent To

Scarca

Street and Apt. No., or PO Box No.

City, State, ZIP+4®

Postmark
Here

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OFFICIAL USE

02 6098 4790 0720 8603 20

Certified Mail Fee

\$

Extra Services & Fees (check box, add fee as appropriate)

- Return Receipt (hardcopy) \$
- Return Receipt (electronic) \$
- Certified Mail Restricted Delivery \$
- Adult Signature Required \$
- Adult Signature Restricted Delivery \$

Postage

\$

Total Postage and Fees

\$

Sent To

Loachert

Street and Apt. No., or PO Box No.

City, State, ZIP+4®

Postmark
Here

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions



CROMWELL
 528 MAIN ST
 CROMWELL, CT 06416-9998
 (800)275-8777

01/26/2024 03:53 PM

Product	Qty	Unit Price	Price
First-Class Mail® Letter	1		\$0.68
New Fairfield, CT 06812			
Weight: 0 lb 0.50 oz			
Estimated Delivery Date			
Mon 01/29/2024			
Certified Mail®			\$4.40
Tracking #:	9589 0710 5270 0614 8604 00		
Return Receipt			\$3.65
Tracking #:	9590 9402 7306 2028 2232 23		
Affixed Postage			-\$0.68
Affixed Amount:			\$0.68
Total			\$8.05
First-Class Mail® Letter	1		\$0.68
New Fairfield, CT 06812			
Weight: 0 lb 0.50 oz			
Estimated Delivery Date			
Mon 01/29/2024			
Certified Mail®			\$4.40
Tracking #:	9589 0710 5270 0614 8604 17		
Return Receipt			\$3.65
Tracking #:	9590 9402 7306 2028 2232 30		
Affixed Postage			-\$0.68
Affixed Amount:			\$0.68
Total			\$8.05
First-Class Mail® Letter	1		\$0.68
New Fairfield, CT 06812			
Weight: 0 lb 0.50 oz			
Estimated Delivery Date			
Mon 01/29/2024			
Certified Mail®			\$4.40
Tracking #:	9589 0710 5270 0614 8604 24		
Return Receipt			\$3.65
Tracking #:	9590 9402 7306 2028 2232 47		
Affixed Postage			-\$0.68
Affixed Amount:			\$0.68
Total			\$8.05
First-Class Mail® Letter	1		\$0.68
New Fairfield, CT 06812			
Weight: 0 lb 0.50 oz			
Estimated Delivery Date			
Mon 01/29/2024			
Certified Mail®			\$4.40
Tracking #:	9589 0710 5270 0614 8603 94		
Return Receipt			\$3.65
Tracking #:	9590 9402 7306 2028 2232 85		
Affixed Postage			-\$0.68
Affixed Amount:			\$0.68
Total			\$8.05
First-Class Mail® Letter	1		\$0.68
New Fairfield, CT 06812			
Weight: 0 lb 0.50 oz			
Estimated Delivery Date			
Mon 01/29/2024			
Certified Mail®			\$4.40
Tracking #:	9589 0710 5270 0614 8603 87		
Return Receipt			\$3.65
Tracking #:	9590 9402 7306 2028 2233 08		
Affixed Postage			-\$0.68
Affixed Amount:			\$0.68
Total			\$8.05

Total amount: \$0.68 \$0.00
 \$8.05
 First-Class Mail® 1 \$0.68
 Letter
 New Fairfield, CT 06812
 Weight: 0 lb 0.50 oz
 Estimated Delivery Date
 Mon 01/29/2024
 Certified Mail® \$4.40
 Tracking #: 9589 0710 5270 0614 8603 70
 Return Receipt \$3.65
 Tracking #: 9590 9402 7306 2028 2232 16
 Affixed Postage -\$0.68
 Affixed Amount: \$0.68
 Total \$8.05

First-Class Mail® 1 \$0.68
 Letter
 Voorhees, NJ 08043
 Weight: 0 lb 0.50 oz
 Estimated Delivery Date
 Mon 01/29/2024
 Certified Mail® \$4.40
 Tracking #: 9589 0710 5270 0614 8603 63
 Return Receipt \$3.65
 Tracking #: 9590 9402 7306 2028 2232 09
 Affixed Postage -\$0.68
 Affixed Amount: \$0.68
 Total \$8.05

PurpleHeartMedal 20 \$0.68 \$13.60

Grand Total: \$69.95

Credit Card Remit \$69.95
 Card Name: MasterCard
 Account #: XXXXXXXXXXXX6554
 Approval #: 043000
 Transaction #: 888
 AID: A000000041010 Contactless
 AL: MASTERCARD

Text your tracking number to 28777 (2USPS) to get the latest status. Standard Message and Data rates may apply. You may also visit www.usps.com USPS Tracking or call 1-800-222-1811.

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 or scan this code with your mobile device,



or call 1-800-410-7420.

UFN: 081632-0416
 Receipt #: 840-50600170-1-5750378-2
 Clerk: 20

SURVEY NOTES:
 This survey has been prepared pursuant to the Regulations of Connecticut State Agencies Sections 20-300b-1 through 20-300b-20 and the "Standards of Surveys and Maps in the State of Connecticut" as adopted by the State of Connecticut Department of Consumer Protection on June 21, 1996 and endorsed by the Connecticut Association of Land Surveyors, Inc. on September 26, 1996.
 The type of survey prepared is a PROPERTY/BOUNDARY SURVEY.
 Boundary determination is based on a DEPENDENT RESURVEY.
 Horizontal accuracy conforms to a Class A-2 Survey.

REFERENCE MAPS:

- A.) ASSESSOR'S PARCELS: 10/3/95 & 10/3/96.
- B.) "MAP SHOWING PROPERTY OF CHARLES M. & MARDELE K. JAEGER, LOCATED AT LAKE CANDLEWOOD, IN THE TOWN OF NEW FAIRFIELD, FAIRFIELD COUNTY, CONNECTICUT" SCALE: 1"=40' DATE: AUG. 29, 1947 BY M.A. MOODY, P.E. L.S. (PARTIAL COPY PROVIDED BY PROFESSIONAL CONTACTS.)
- C.) "ORCHARD RIDGE CANDLEWOOD LAKE NEW FAIRFIELD, CONN. JULY 1941 SCALE: 1"=100' BY CHARLES J. OSBORNE, RLS."
- D.) "MAP SHOWING PORTION OF ORCHARD RIDGE GREAT MEADOW DIST., NEW FAIRFIELD, CONN. SCALE: 1"=40 JANUARY, 1956 REVISED FEBRUARY 1960 BY L.W. MARSH, SURVEYOR". MAP #891, NEW FAIRFIELD LAND RECORDS.
- E.) "SURVEY MADE FOR GEORGE A. CASSELL'S GREAT MEADOW DISTRICT NEW FAIRFIELD, CONNECTICUT SCALE 1"=20' MAY 28, 1977 BY THOMAS KEANE, SURVEYOR". MAP #1854, NEW FAIRFIELD LAND RECORDS.
- F.) "BOUNDARY SURVEY PROPERTY OF AQUARIUM WATER COMPANY OF CONNECTICUT LOCATED AT 19 KNOLLCREST ROAD NEW FAIRFIELD, CONNECTICUT (TOWN FILE M/B/L 10/03/96) DATE: 10-31-2019 SCALE: 1"=10' BY SARGIS ASSOCIATES, INC.". MAP #3626, NEW FAIRFIELD LAND RECORDS.
- G.) "AS BUILT PLOT PLAN FOR MICHAEL J. & SUZANA P. SEDLAK 29 KNOLLCREST ROAD NEW FAIRFIELD, CONNECTICUT SCALE: 1"=20' DATE: APRIL 15, 2002 BY DAVID A. WHITE, RLS". MAP ON FILE WITH THE TOWN OF NEW FAIRFIELD LAND USE RECORDS.
- H.) "PROPOSED ZONING LOCATION MAP PREPARED FOR SUSAN MORGAN URELLIO 13 KNOLLCREST ROAD NEW FAIRFIELD, CONNECTICUT SCALE: 1"=20' DATE: AUG. 22, 2019 BY ROBERT M. BENNISON, L.S" MAP ON FILE WITH THE TOWN OF NEW FAIRFIELD LAND USE RECORDS.
- I.) "PROPERTY SURVEY PREPARED FOR EUGENE W. & LYNDA M. WILINGHAM 15 KNOLLCREST ROAD TOWN OF NEW FAIRFIELD FAIRFIELD COUNTY, CT JANUARY 24, 2005 SCALE: 1"=20' BY PUAL A. HIRO, P.C.". (MAP PROVIDED BY HOMEOWNER AT TIME OF SURVEY.)

GENERAL NOTES:

- 1.) BEARINGS ARE BASED ON CONNECTICUT STATE PLANE, NAD83 DATUM.
- 2.) PROPERTIES ARE LOCATED WITHIN ZONE 1.
- 3.) TOTAL LOT AREAS:
 #17 KNOLLCREST ROAD: 22,330 S.F. OR 0.5126 ACRES
 #19 KNOLLCREST ROAD: 2,463 S.F. OR 0.0565 ACRES
- 4.) CONCRETE MONUMENT DEPICTED AS 'A' HEREON REPRESENTS A COMMON POINT OF BEGINNING AS REFERENCED IN DEED VOLUME 76 PAGE 353 (CHARLES M. JAEGER TO INTERLAKEN WATER COMPANY) AND OTHER DOCUMENTS OF RECORD.

EASEMENTS:

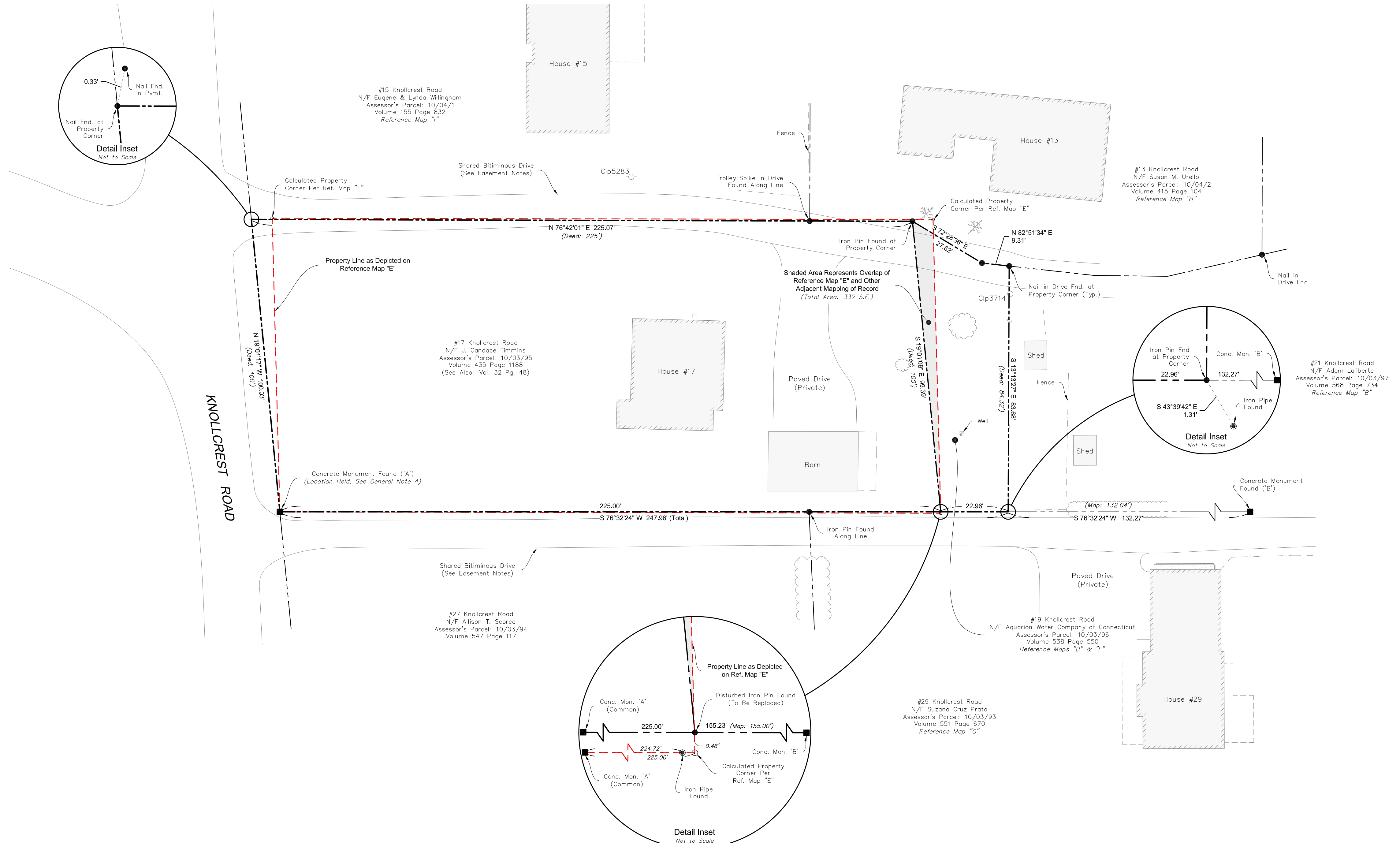
- #17 KNOLLCREST ROAD IS TOGETHER WITH/SUBJECT TO THE FOLLOWING:
 - A.) COVENANTS, RESTRICTIONS AND RIGHTS OF WAY MORE FULLY SET FORTH IN VOLUME 23 PAGE 555, AND VOLUME 32 PAGE 48, NEW FAIRFIELD LAND RECORDS.
 - B.) PROPERTY IS SUBJECT TO AN ACCESS AND UTILITY EASEMENT IN FAVOR OF AQUARIUM WATER COMPANY OF CONNECTICUT AS FURTHER DESCRIBED IN VOLUME 538 PAGE 509, NEW FAIRFIELD LAND RECORDS.
- #19 KNOLLCREST ROAD IS TOGETHER WITH/SUBJECT TO THE FOLLOWING:
 - A.) COVENANTS, CONDITIONS AND RESTRICTIONS MORE FULLY SET FORTH IN VOLUME 13 PAGE 121, NEW FAIRFIELD LAND RECORDS.
 - B.) COVENANTS, CONDITIONS AND RESTRICTIONS MORE FULLY SET FORTH IN VOLUME 23 PAGE 555, NEW FAIRFIELD LAND RECORDS.
 - C.) UTILITY EASEMENT IN FAVOR OF THE CONNECTICUT LIGHT AND POWER COMPANY AS RECORDED IN VOLUME 29 PAGE 157, NEW FAIRFIELD LAND RECORDS.
 - D.) PROPERTY IS TOGETHER WITH THE RIGHT TO PASS AND REPASS OVER LAND OF THE CONNECTICUT LIGHT AND POWER COMPANY TO THE WATERS OF LAKE CANDLEWOOD.
 - E.) PROPERTY IS TOGETHER WITH AN ACCESS AND UTILITY EASEMENT AS FURTHER DESCRIBED IN VOLUME 538 PAGE 509, NEW FAIRFIELD LAND RECORDS.
 - F.) RIGHTS OF OTHERS IN AND TO PASSWAYS.

PROPERTIES KNOWN AS #17 & #19 KNOLLCREST ROAD MAY BE TOGETHER WITH/SUBJECT TO OTHER EASEMENTS OR RESTRICTIONS OF RECORD AS MAY APPEAR.

RECORD OWNERS:

- #17 KNOLLCREST ROAD
 N/F J. CANDACE TIMMINS
 VOLUME 435 PAGE 1188
 NEW FAIRFIELD LAND RECORDS
- #19 KNOLLCREST ROAD
 N/F AQUARIUM WATER COMPANY OF CONNECTICUT
 VOLUME 538 PAGE 500
 NEW FAIRFIELD LAND RECORDS

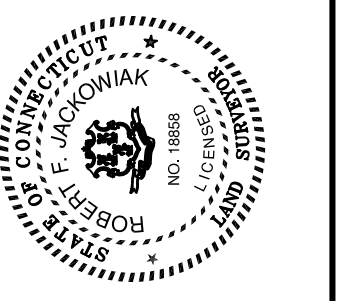
SITE LOCATION MAP
 Scale: 1"=500'



PROPERTY BOUNDARY SURVEY
 SCALE: 1" = 20'



SNYDER CIVIL
 Engineering, LLC
 150 MARLBOROUGH STREET
 PORTLAND, CT 06480
 (860) 342-1370
 WWW.SNYDERCIVIL.COM



NOT VALID WITHOUT SEAL

To my knowledge and belief this map is substantially correct as noted hereon.
 Robert J. Jackowski, L.S. 18858
 DRAWN: ITJ
 CHECKED: REFJ

INTERLAKEN WATER SYSTEM IMPROVEMENTS
 NEW FAIRFIELD, CONNECTICUT

PROPERTY BOUNDARY SURVEY PREPARED FOR AQUARIUM WATER COMPANY OF CONNECTICUT AND J. CANDACE TIMMINS
 PROPERTIES KNOWN AS #17 & #19 KNOLLCREST ROAD - NEW FAIRFIELD, CONNECTICUT

AUGUST 2023
 SHEET NO. 1 OF 1
 A W C - 1 9 6



PORTLAND, CONNECTICUT

PERMIT DRAWING FOR SUBMISSION

PROPOSED SITE PLAN

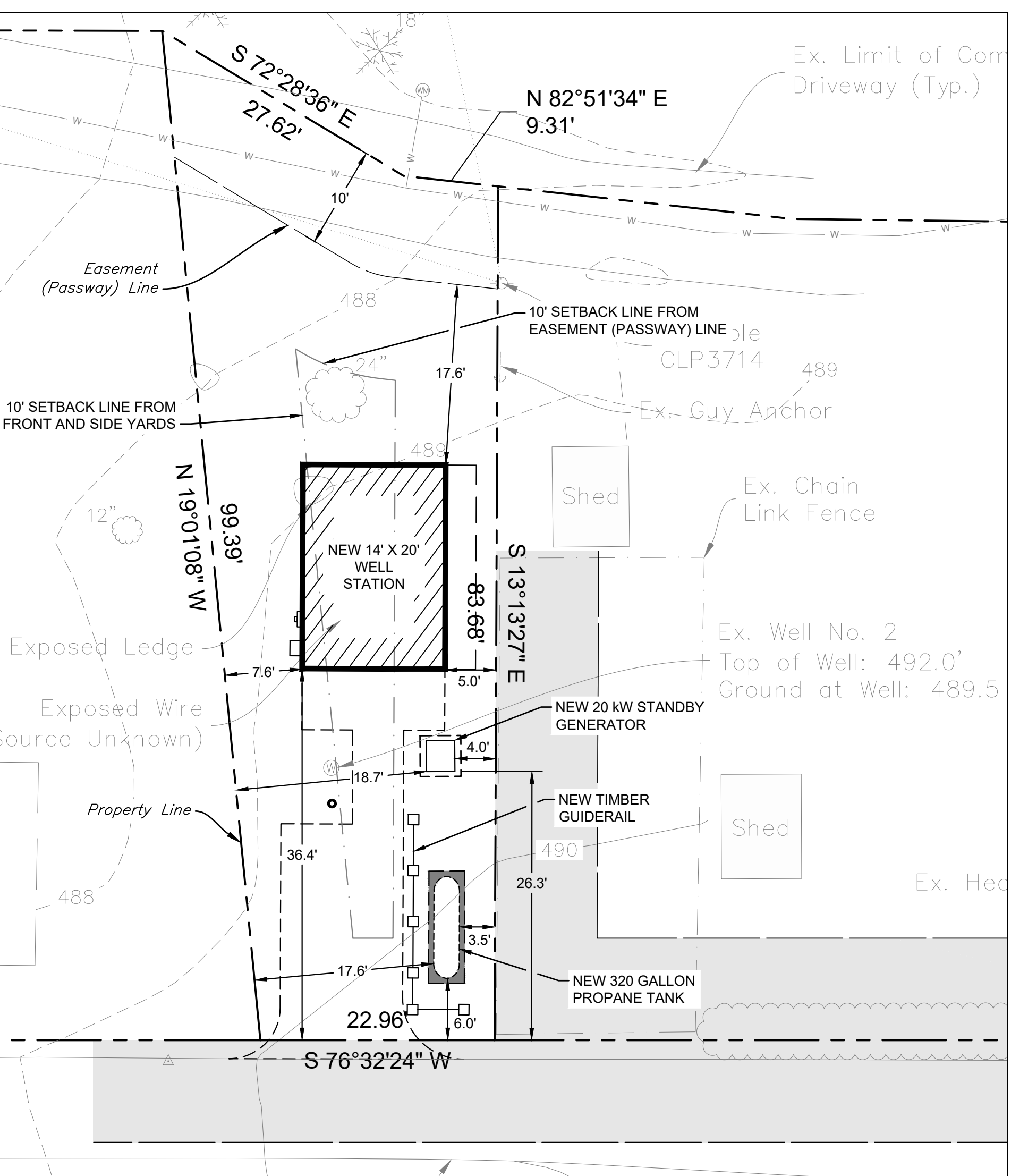
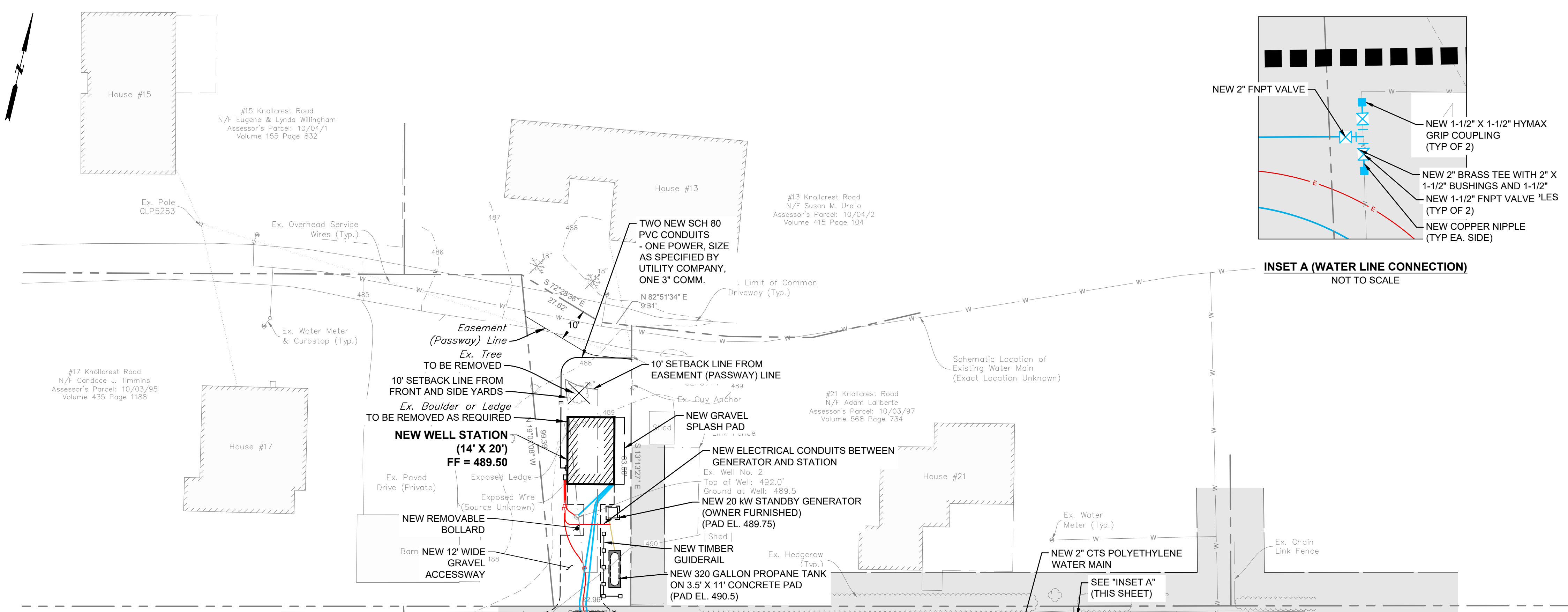
DESIGNED ZAK
 DRAWN NUM
 CHECKED ZAK
 SCALE: 1" = 20'
 REVISED ZAK COMMENTS 12/20/2023

PREPARED FOR:
 AQUARIAN WATER COMPANY OF CT
 Bridgeport, Connecticut

INTERLAKEN WATER SYSTEM IMPROVEMENTS
 New Fairfield, Connecticut

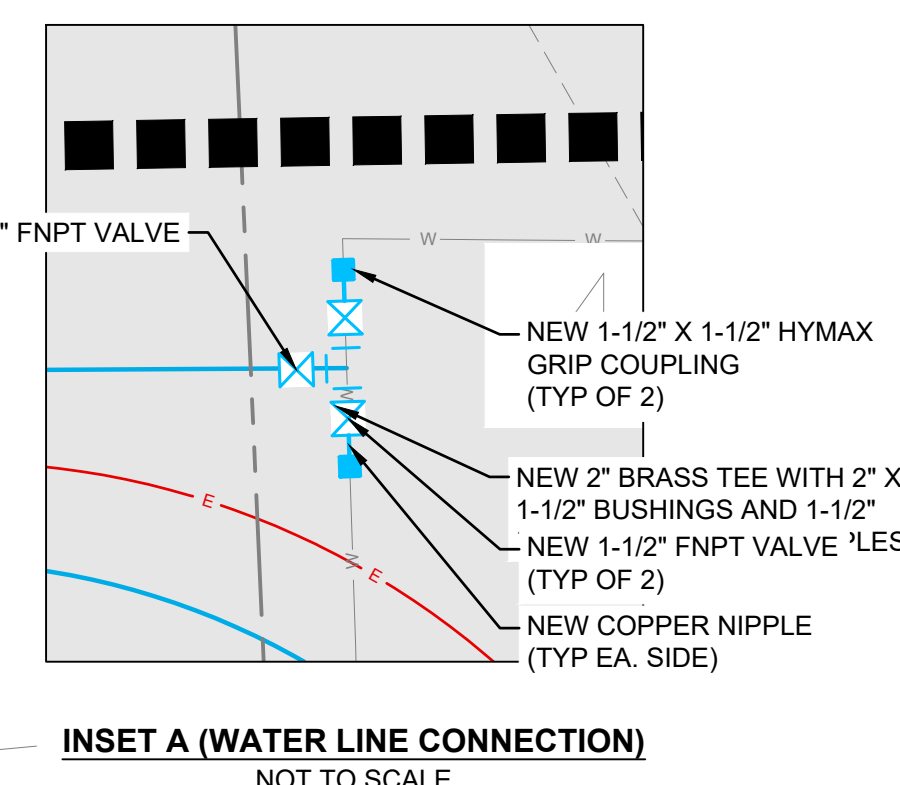
DECEMBER 2023
 SHEET NO. 2 OF 11
 JOB NO. A W C - 196

IMPERVIOUS AREA CALCULATIONS			
	IMPERVIOUS	TOTAL PARCEL AREA	% IMPERVIOUS
EXISTING	289 SF (ROADWAY)	2463 SF (0.056 AC)	11.7%
PROPOSED	ROADWAY = 289 SF BUILDING = 320 SF TOTAL = 609 SF	2463 SF (0.056 AC)	23.1%



LIMITED PLAN SHOWING PROPOSED SETBACKS
 SCALE: 1" = 10'

PROPOSED SITE PLAN
 SCALE: 1" = 20'



INSET A (WATER LINE CONNECTION)
 NOT TO SCALE

PERMIT DRAWING FOR SUBMISSION

PERMIT
DRAWING FOR
SUBMISSION

BUILDING ELEVATIONS

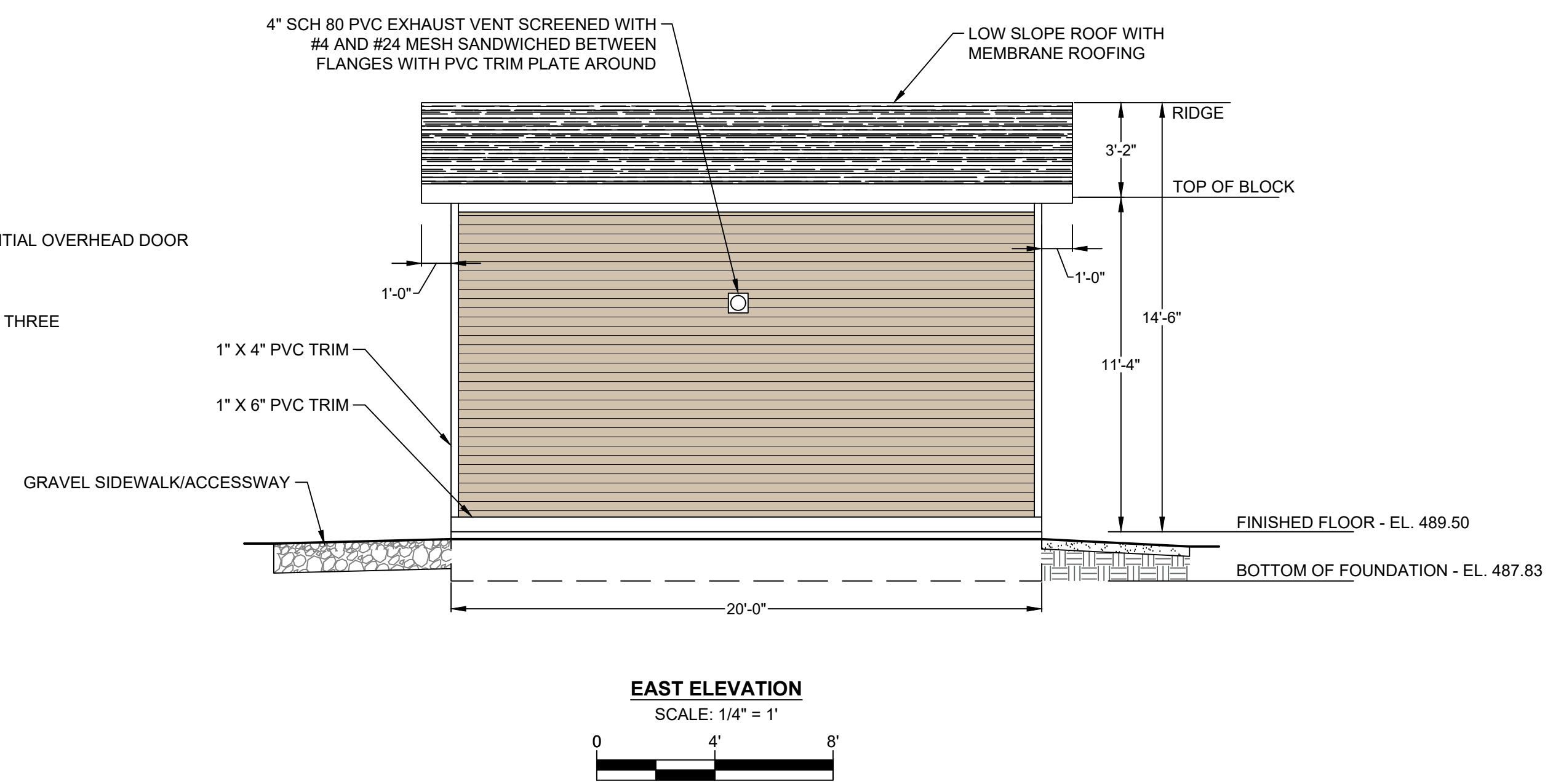
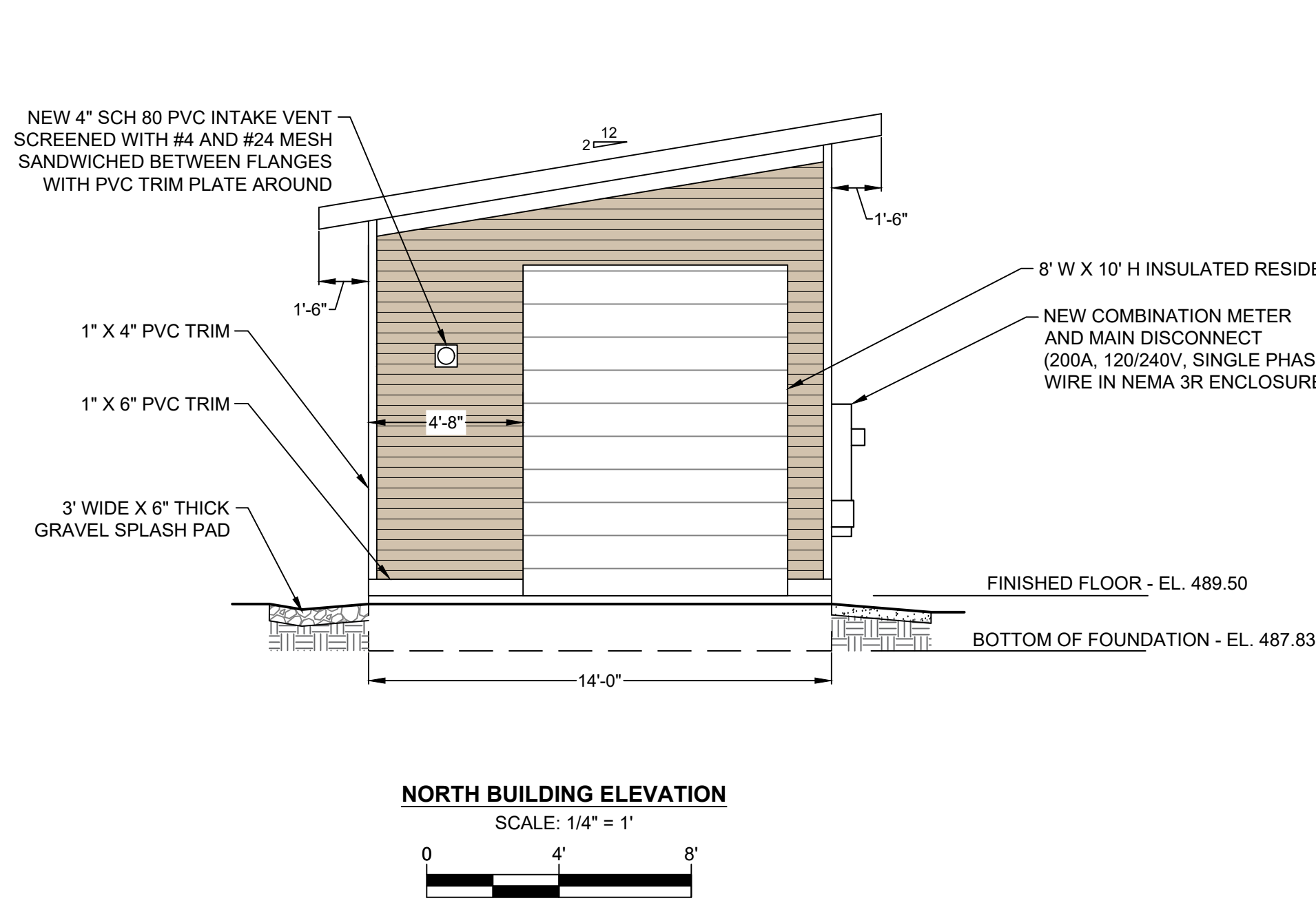
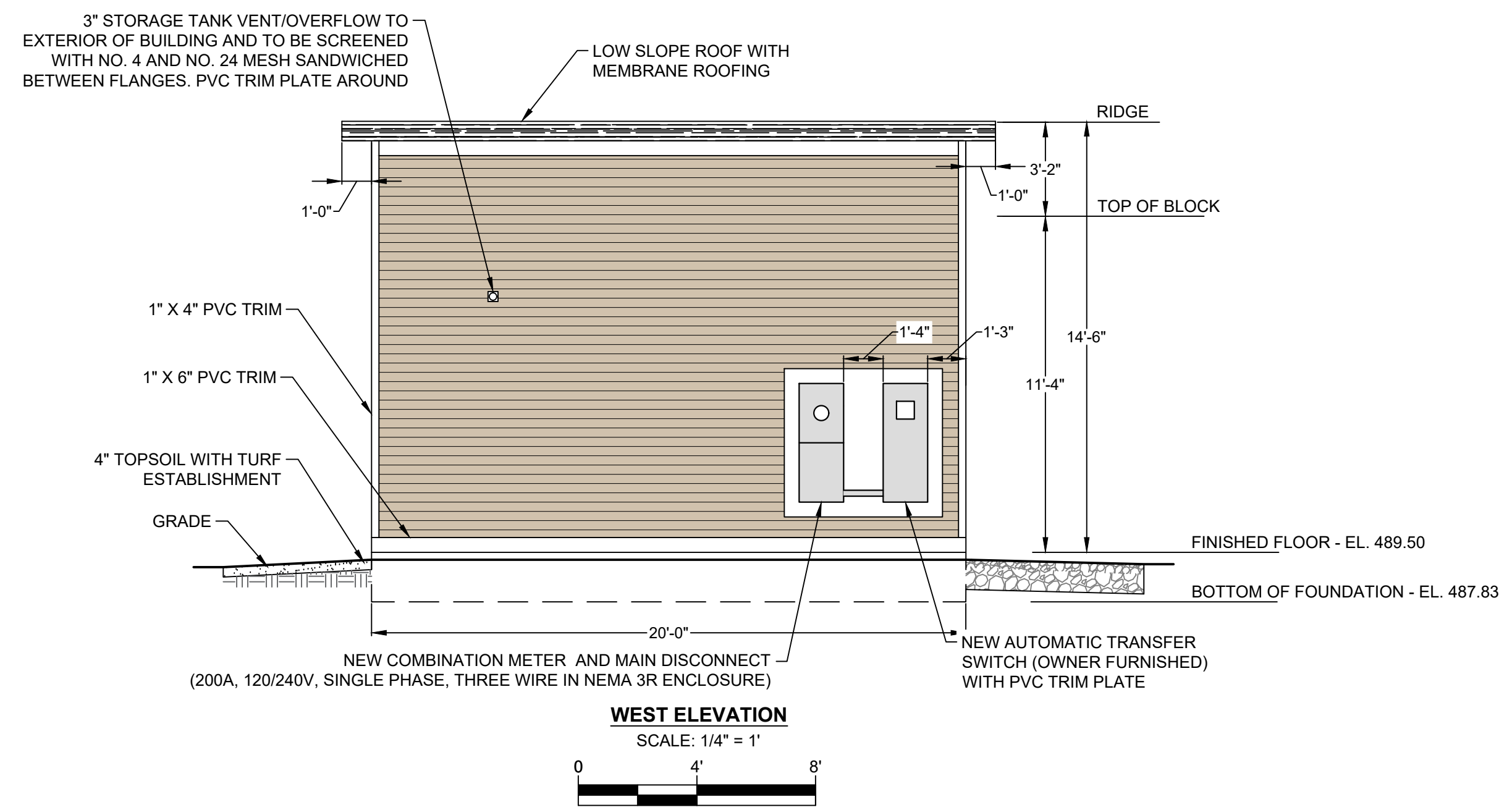
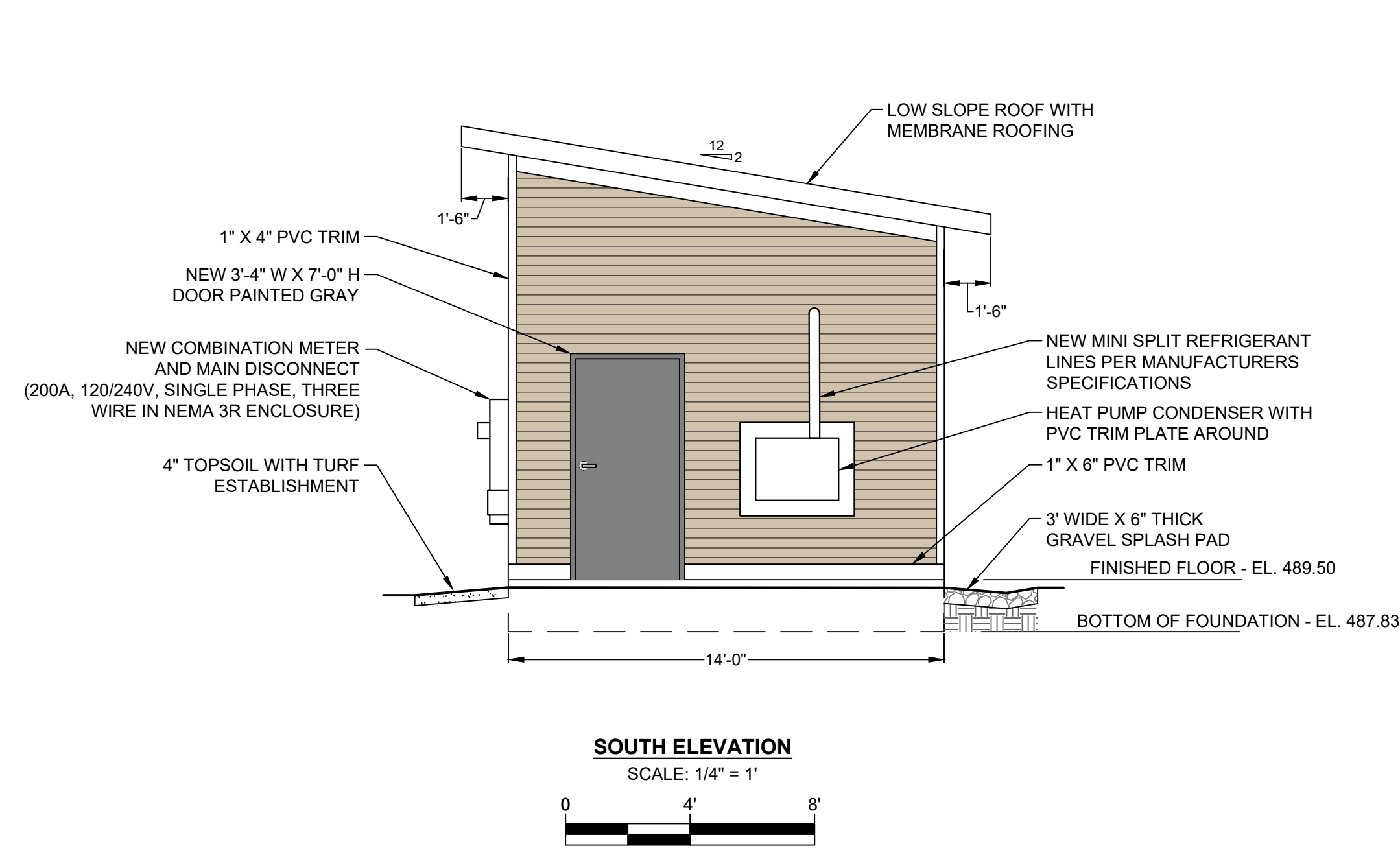
DESIGNED	ZAK
DRAWN	NUM
CHECKED	ZAK
SCALE: AS NOTED	REVISED
	Δ ZBA COMMENTS 12/20/2023

PREPARED FOR:
AQUARIUM WATER
COMPANY OF CT
Bridgeport, Connecticut

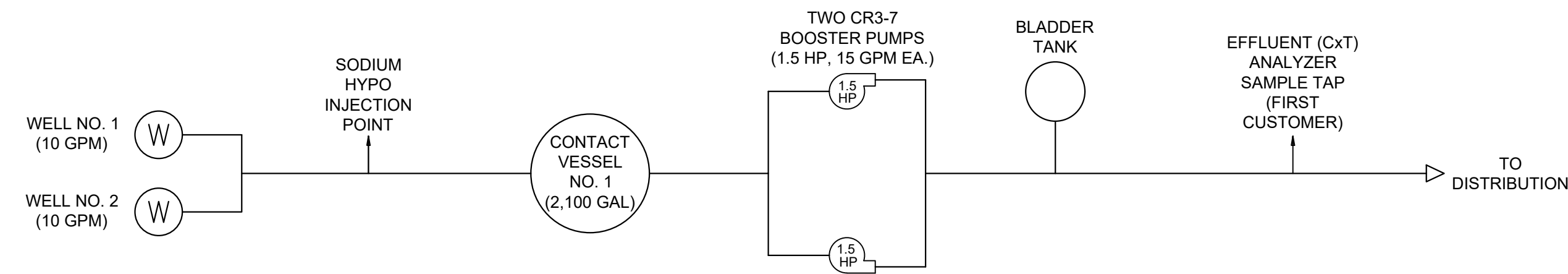
INTERLAKEN WATER
SYSTEM IMPROVEMENTS

New Fairfield, Connecticut

DECEMBER 2023
SHEET NO. 5 OF 11
JOB NO. A W C - 196



NOTE: ALL CONDUIT OR PIPE PENETRATIONS THROUGH THE WALL SHALL HAVE AZEK PVC TRIM.



CONCEPTUAL PROCESS SCHEMATIC
NOT TO SCALE

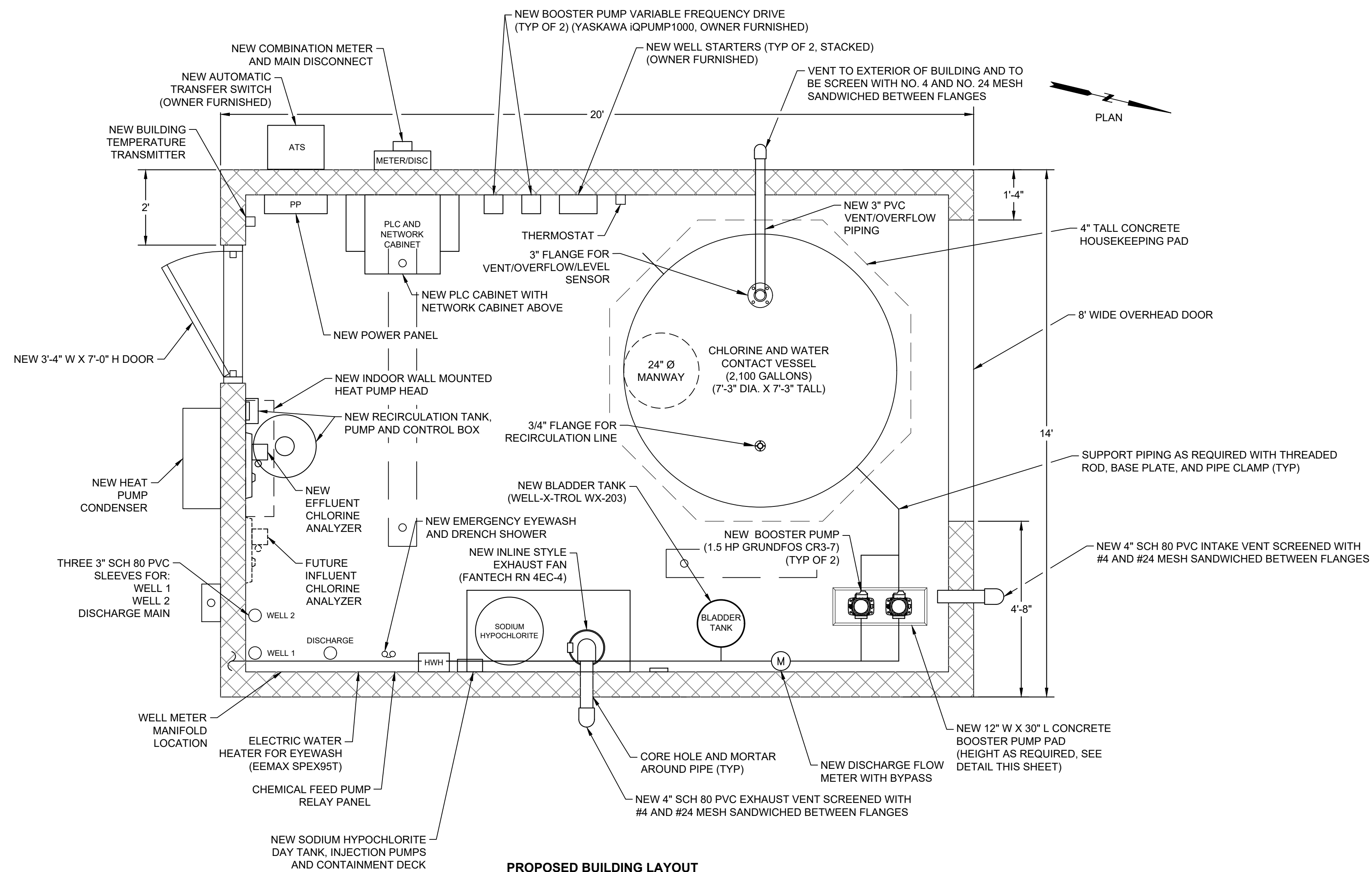
PROPOSED BUILDING LAYOUT

REVISIONS
REVISED
ZAK COMMENTS 12/29/2023

CHECKED
ZAK

DRAWN
NUM

DESIGNED
ZAK



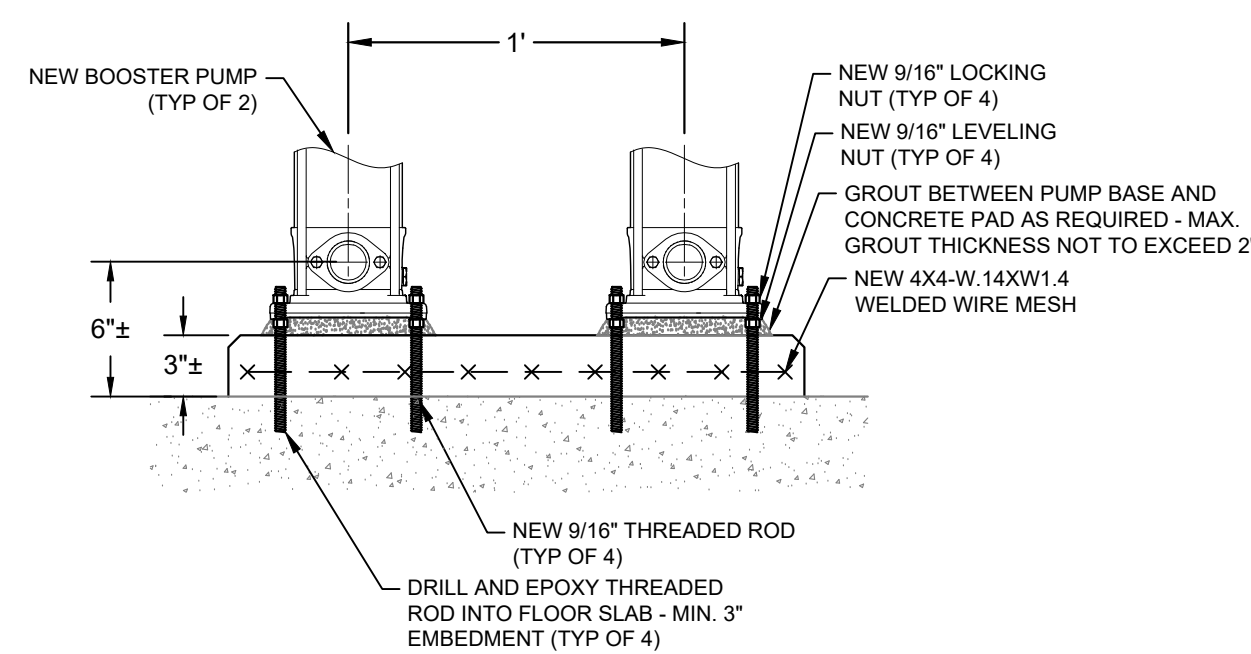
PROPOSED BUILDING LAYOUT
SCALE: 1/2" = 1'



PREPARED FOR:
AQUARION WATER
COMPANY OF CT
Bridgeport, Connecticut

INTERLAKEN WATER
SYSTEM IMPROVEMENTS
New Fairfield, Connecticut

DECEMBER 2023
SHEET NO. 7 OF 11
JOB NO. A W C - 196



TYPICAL PUMP PAD DETAIL
NOT TO SCALE

**New Fairfield Zoning Board of Appeals
4 Brush Hill Road
New Fairfield, Connecticut 06812**

January 19, 2024

Aquarion Water Company of CT
600 Lindley Street
Bridgeport, CT 06606

Subject: Application # 51-23, 19 Knollcrest Road, New Fairfield

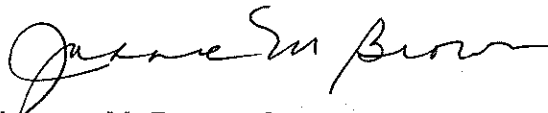
Dear Applicant:

On January 18, 2024, the New Fairfield Zoning Board of Appeals held a public hearing and a business session on the subject application. The subject application was granted as per the plans submitted to the Zoning Board of Appeals on January 18, 2024.

The Legal Notice of this decision will be published in the Town Tribune on January 25, 2024.

Enclosed please find the original Variance. It will be necessary for you to record the original Variance with the Town Clerk in the land records office and a filing fee of \$60.00 (cash or check only) will be charged. Do this prior to applying for your zoning permit. When you apply for land use permits, the owner must scan and upload the recorded copy of the Variance as part of the Viewpoint permit application.

Sincerely,



Joanne M. Brown, Secretary
Zoning Board of Appeals
Enclosure

Certified Mail: 7021 2720 0002 1680 0244

Nick Masse, Snyder civil Engineering
VOL 579 PG 0158
VOL 579 PAGE 0158

595 Main St
Portland CT 06480

**New Fairfield Zoning Board of Appeals
4 Brush Hill Road
New Fairfield, Connecticut 06812**

VARIANCE

Pursuant to the requirement of the Connecticut General Statutes, the Zoning Board of Appeals of the Town of New Fairfield hereby gives notice that it has granted a Variance of the Zoning Regulations as more particularly set forth below:

RECORD OWNER OF PROPERTY: Aquarion Water Company of CT

PROPERTY LOCATED AT: 19 Knollcrest Road

ZONING DISTRICT: R-44; Map: 10; Block: 3; Lot: 96

VARIANCE DESCRIPTION: a front setback to 36.4', side setbacks to 5' and 7.6' and rear setback to 17.6' for the treatment facility, a front setback to 6' and a side setback to 3.5' for the propane tank and a side setback to 4' for the generator to allow construction of a water treatment facility with a propane tank and a generator per the plans as submitted to the Zoning Board of Appeals on January 18, 2024.

ZONING SECTIONS VARIED: 3.0.10, 3.2.5A&B, 3.2.6A, 3.2.6B, 3.2.6C, 3.2.7, 3.2.8, 3.2.11, 7.1.1.2 and 7.2.3A,B&E

I hereby certify that the Zoning Board of Appeals of the Town of New Fairfield approved this variance on January 18, 2024.

Application # 51-23

Dated: January 18, 2024

Joseph DePaul
Joseph DePaul, Chairman

Received for Record **JAN 29 2024**

at 10:51 AM and recorded by
Holly Z. Smith
Holly Z. Smith, Town Clerk, New Fairfield, CT



New Fairfield Zoning Commission

4 Brush Hill Road
New Fairfield, CT 06812
203-312-5648 Fax 203-312-5608

SITE PLAN & SPECIAL PERMIT REQUIREMENTS (All applications must be submitted before Application Deadline. (See Zoning Commission's 2024 Regular Meeting Schedule).

-One 11" x 17" Copy of your Building Plans-Including Floor Plans & Elevations for New Construction. **If Existing Construction- 1 Copy of Your Proposed Floor Plan & Proposed Fit Out (PLEASE BE SURE TO INCLUDE ALL DIMENSIONS AND MEASUREMENTS AND MUST BE LEGIBLE ON 11"x17" size paper).

-One Full Scale Copy of your A-2 Class Property Survey (Showing Full Parking Lot Detail, Spacing & Sizing Dimensions, and Full Parking Orientation).

-One Application Completed (Signed & Dated by Both Applicant & Property Owner).

-One Engineered Septic Report Letter Directed to The New Fairfield Health Dept- for New Intended Use in Full Capacity for the Septic Use Compliance.

-One Check Made Out to the Town of New Fairfield \$160.00 =Site Plan App & \$460.00=Special Permit App.

-One E-File: (1 Application, 1 Plan, 1 Survey-emailed to ewhite@newfairfieldct.gov).

- Special Permits Only: Certified Letters to All Abutters-SENT NO LATER than 10 days prior to Scheduled Public Hearing. See Zoning Abutter Template & Must Include Correct Zoom Link For Your Scheduled Hearing Once Zoning Commission Sets P.H. Date. (Please e-mail Zoning's Recording Secretary at zoning@newfairfieldct.gov requesting Zoom Link Information (Include your Scheduled Hearing Date Issued by the Zoning Commission).