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October 4, 2023

### **By E-mail and Hand Delivery**

Planning and Zoning Commission  
Town Hall Annex  
238 Danbury Road  
Wilton, CT 06897

Attn: Mr. Michael E. Wrinn – Director of Planning and Land Use Management

Re: Lupinski- Application to Planning and Zoning Commission (SDP#6-23)  
Premises: 53 Sugarloaf Drive, Wilton, Connecticut

Dear Mr. Chairman and Members of the Commission:

As you may recall, I spoke briefly at the hearing on this matter on the evening of Tuesday, September 26. I am pleased to advise that Mr. Lupinski has retained our firm.

By way of a progress report, I have visited the site and other members of the design team have also returned to the site and produced a revised design to correct the current conditions.

We have also kept Mr. Wrinn up-to-date on next steps, which will be as follows:

1. Kath Throckmorton, Tom Quinn and I will suggest and hold a meeting with each of the adjacent property owners to the north, northwest and southwest. We will also be in touch with the owner directly to the South.
2. At the meeting, we will review the proposed new design and request their comments, suggestions and ultimate approval.
3. If we are able to obtain universal approval of the revised design, we will immediately make a reapplication to the Commission.
4. If we cannot obtain universal approval, we will nonetheless file a new application with the Commission with detail as to which adjacent owners are in agreement, and which are not.

It is our intention to complete the steps and reapply, hopefully, within two weeks.

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Meanwhile, this letter is also to advise that Mr. Lupinski hereby withdraws the pending application, and therefore there is no need to include the matter on the agenda for the hearing to be held on the evening of October 10. We will also advise all concerned parties and their attorneys to avoid any inconvenience to them. As attorney for Mr. Robert Lupinski, I withdraw the above-referenced application.

Respectfully submitted,  
Gregory and Adams, P.C.

By:

  
James D'Alton Murphy

JD'AM/ko

cc: Mr. Robert Lupinski  
Kate Throckmorton, Environmental Land Solutions, LLC  
Tom Quinn, Peak Engineers