

GREGORY AND ADAMS, P.C.

PAUL H. BURNHAM
SUSAN L. GOLDMAN
J. VANCE HANCOCK
J. CASEY HEALY
MICHAEL LAMAGNA*
DERREL M. MASON*
MATTHEW C. MASON*
JAMES D’ALTON MURPHY*
KATHLEEN L. ROYLE *
RALPH E. SLATER
ROGER R. VALKENBURGH *

* ALSO ADMITTED IN NEW YORK
* ALSO ADMITTED IN VERMONT

ATTORNEYS AT LAW
190 OLD RIDGEFIELD ROAD
WILTON, CT 06897
(203) 762-9000
FAX: (203) 834-1628

ESTABLISHED 1964

NEW YORK OFFICE:
399 KNOLLWOOD ROAD - SUITE 201
WHITE PLAINS, NY 10603
(914) 848-5000

WWW.GREGORYANDADAMS.COM

JULIAN A. GREGORY
(1912 - 2002)

THOMAS T. ADAMS
(1929 - 2015)

PLEASE REPLY TO SENDER:
JAMES D’ALTON MURPHY
DIRECT DIAL: 203-571-6309
jmurphy@gregoryandadams.com

November 1, 2021

By E-mail and Hand Delivery

Architectural Review Board
Town Hall Annex
238 Danbury Road
Wilton, CT 06897
Attn: Mr. Michael E. Wrinn – Director of Planning and Land Use Management

Re: ASML US, LLC – Application to Architectural Review Board
Premises: 77 Danbury Road, Wilton, Connecticut

Dear Mr. Chairman and Members of the Board:

As you may know from our recent discussion with Land Use Director Michael Wrinn, our client, ASML US, LLC (“ASML”), has a need and strong interest in expanding its on-site cafeteria capabilities and redesigning and reconfiguring their logistics functions at the 77 Danbury Road premises. The essence of the proposal is to create a second story cafeteria with much greater capacity and to increase efficiency on the logistics side at ground level.

It is important to note that the location of the new building is to the rear of the property facing the railroad tracks. Immediately to the west is the railroad right of way and then a strip of land reserved for Super 7.

The proposed new building is designed to look very similar, if not identical, to the previously-approved building and will be no closer to the property line.

In support of ASML’s application for a review of and favorable report on the project, we hereby submit one (1) copy each of the following:

1. Authorization letter signed by ASML authorizing Gregory and Adams to act as its Agent in connection with this matter (to be submitted under separate cover).
2. Architectural Review Board Application.

3. Proposed Cafeteria Addition Map (CAFÉ.1) prepared by Arthur H. Howland & Associates, P.C. dated September 8, 2021.
4. Cafeteria – Shipping Exterior Renderings prepared by H&R Design, Inc. (“**H&R**”) dated March 30, 2021.
5. Cafeteria Expansion Design Presentation prepared by ASML dated October 27, 2021.
6. Proposed First Floor Plan – West Addition prepared by H&R dated February 11, 2021.
7. Cafeteria – Shipping Preliminary Architectural Design Development Documentation prepared by H&R dated October 19, 2021.
8. Aerial Photograph.
9. Photographs.

We look forward to presenting testimony and evidence at the hearing.

Respectfully submitted,
Gregory and Adams, P.C.

By: _____
James D’Alton Murphy

JD’AM/ko

Enclosures

By email only, with enclosures:

cc: Messrs. Jason Domena and Patrick Van Den Bogaard – ASML
Mr. Paul Szymanski – Arthur H. Howland & Associates
Mr. Scott Yates - H&R Design, Inc.
Kathleen Royle, Esq.

WILTON PLANNING AND ZONING COMMISSION		ARCHITECTURAL REVIEW BOARD/VILLAGE DISTRICT DESIGN ADVISORY COMMITTEE APPLICATION			
ASML US, LLC		c/o Gregory and Adams, P.C.			
APPLICANT'S NAME		190 Old Ridgefield Road, Wilton, CT			
ASML US, LLC		ADDRESS			
OWNER'S NAME		c/o Gregory and Adams, P.C.			
77 Danbury Road		190 Old Ridgefield Road, Wilton, CT			
PROPERTY LOCATION		ADDRESS			
5250		DE-10			
1002		ZONING DISTRICT			
329		5250			
69		18			
18		29.2548±			
WLR		VOLUME			
PAGE		TAX MAP #			
ACREAGE		LOT #			

THE FOLLOWING MATERIALS SHALL BE ATTACHED:

- * Eight (8) complete **COLLATED/FOLDED** sets are required – 11" x 17" Plan Copies
- * All plans shall be equal in sheet size, collated into sets (either stapled or clipped), with maps folded, not rolled.
- * All submitted plans and documents shall bear an original signature, seal, and license number of the professional responsible for preparing each item.

☒ ELECTRONIC EMAILED SUBMISSION OF ALL APPLICATION MATERIALS (CONSOLIDATED INTO ONE OR TWO PDFs MAXIMUM)

- ☒ i. An application form;
- ☒ ii. A statement describing the proposed project (use page 2 or attach separate sheet);
- ☒ iii. The following plans, where applicable, based on the nature of the proposed project:
 - ☒ 1. An A-2 survey for any proposal involving the physical enlargement of a building, structure, parking area and/or vehicle access aisle.
 - ☒ 2. A site plan drawn at a scale of no greater than 1" = 60', incorporating an A-2 survey (when required), of the property sufficient to show the location of:
 - a. wetlands, upland buffers, watercourse and flood zones, if any;
 - b. existing and/or proposed buildings and appurtenances thereof;
 - c. existing and/or proposed parking accommodations;
 - d. existing and/or proposed lighting
 - e. existing and proposed buffer strips and landscaping;
 - f. access and egress details for pedestrian and vehicular traffic;
 - g. existing and/or proposed signs, and
 - h. adjacent roads, curb cuts, and width of rights-of-way and travel way.
 - i. easements, regulatory setbacks, historic covenants or other historic assets.

- x 3. Floor plans at each level showing the basic divisions of the building, all entrances, exits and loading and service areas.
- x 4. A description of the architectural vernacular of proposed construction and its architectural relationship to other buildings within 500 feet.
- x 5. Elevation drawings of all sides of the building, with dimensions, finish materials, fixtures, lighting, signage, landscape and colors indicated.
6. Samples of all finish materials to be used on the exterior of the building.
7. A roof plan showing all mechanical equipment, vents, hatches, skylights, solar arrays, wind turbines, green roofing etc., and the type and extent of screening to be provided.
8. A signage plan with a scaled drawing showing the design of any proposed signage, including dimensions (length, width, height), a drawing of sign design and content, colors of sign, materials for construction and illumination, together with a site plan showing location of proposed free-standing sign and/or building elevations showing location and proportions of wall signs.

THE APPLICANT understands that this application is to be considered complete only when all information and documents required by the Commission have been submitted and is responsible for the payment of all legal notices incurred.

THE UNDERSIGNED WARRANTS the truth of all statements contained herein and in all supporting documents according to the best of his or her knowledge and belief; and hereby grants visitation and inspection of the subject property as described herein.

ASML US, LLC by its Agent, Gregory and Adams, P.C.

James D'Alton Murphy BY: James D'Alton Murphy 11/1/21 203-762-9000
APPLICANT'S SIGNATURE DATE TELEPHONE

ASML US, LLC by its Agent, Gregory and Adams, P.C.

James D'Alton Murphy BY: James D'Alton Murphy 11/1/21 203-762-9000
OWNER'S SIGNATURE DATE TELEPHONE

PROJECT NARRATIVE:

Please see transmittal/cover letter for project description.



H & R DESIGN, INC.
 Facilities Design & Planning
 50 Osborne Street Danbury, CT 06810
 Phone: 203.790.9750 Fax: 203.790.6953

Prepared For:
 ASML
 77 DANBURY ROAD
 WILTON, CT 06897

RENDERINGS
 WEST ADDITION

R-1.0

Scale: NA
 Drawn By: F.L.
 Date: 03/30/21



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RENDERINGS
 WEST ADDITION

R-1.1

Scale: NA
 Drawn By: F.L.
 Date: 03/30/21



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RENDERINGS
WEST ADDITION

R-1.2

Scale: NA
Drawn By: F.L.
Date: 03/30/21



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RENDERINGS
WEST ADDITION

R-1.3

Scale: N/A
Drawn By: F.L.
Date: 03/30/21



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RENDERINGS
 WEST ADDITION

R-1.4

Scale: NA
 Drawn By: F.J.
 Date: 03/30/21



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Prepared For:
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RENDERINGS
 WEST ADDITION

R-1.5

Scale: NA
 Drawn By: F.L.
 Date: 03/30/21



Cafeteria Expansion Design Presentation

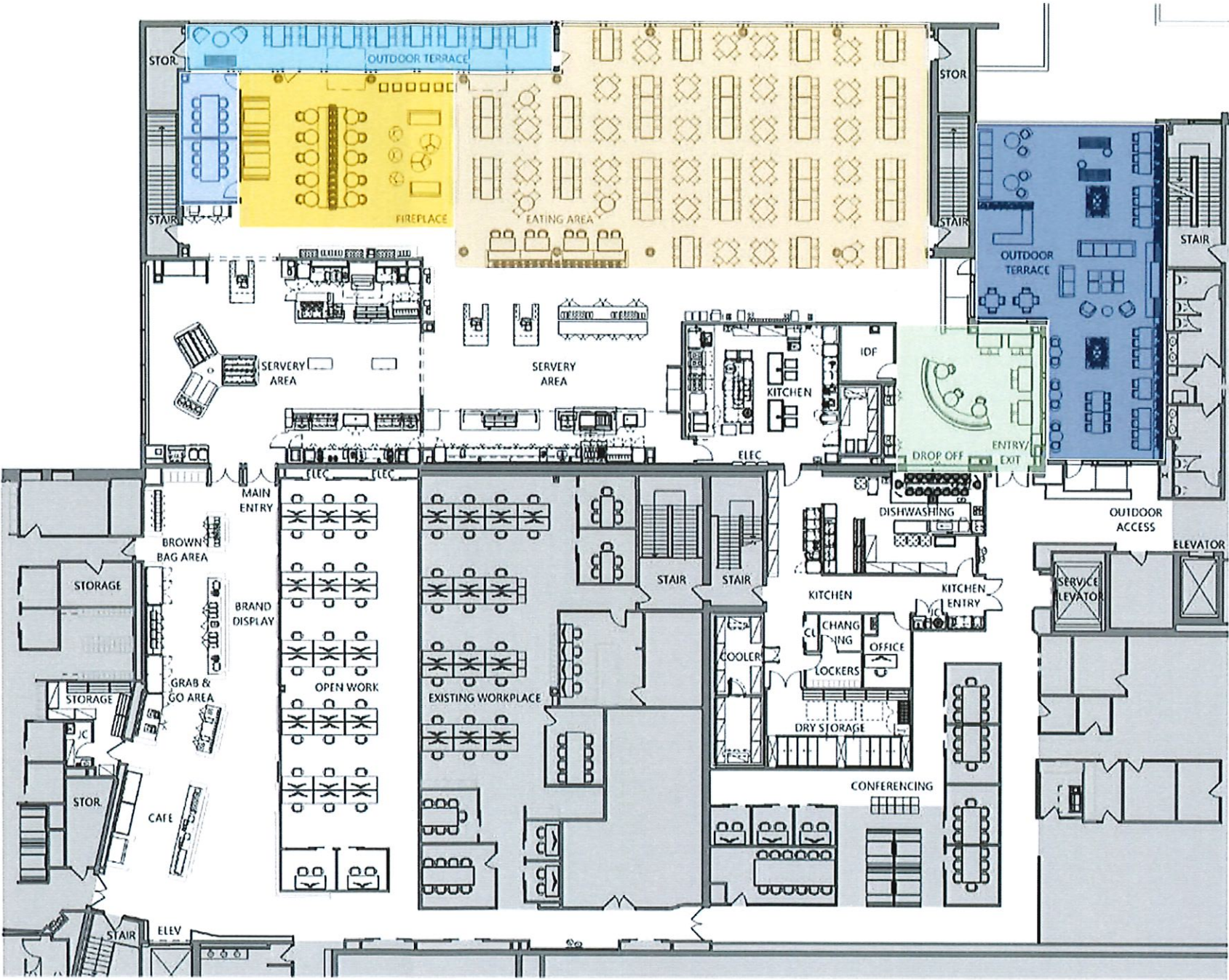
Jason Domena
Project Manager | WF CRE

October 27, 2021
Wilton Campus

Cafeteria Floor Plan

Test Layout

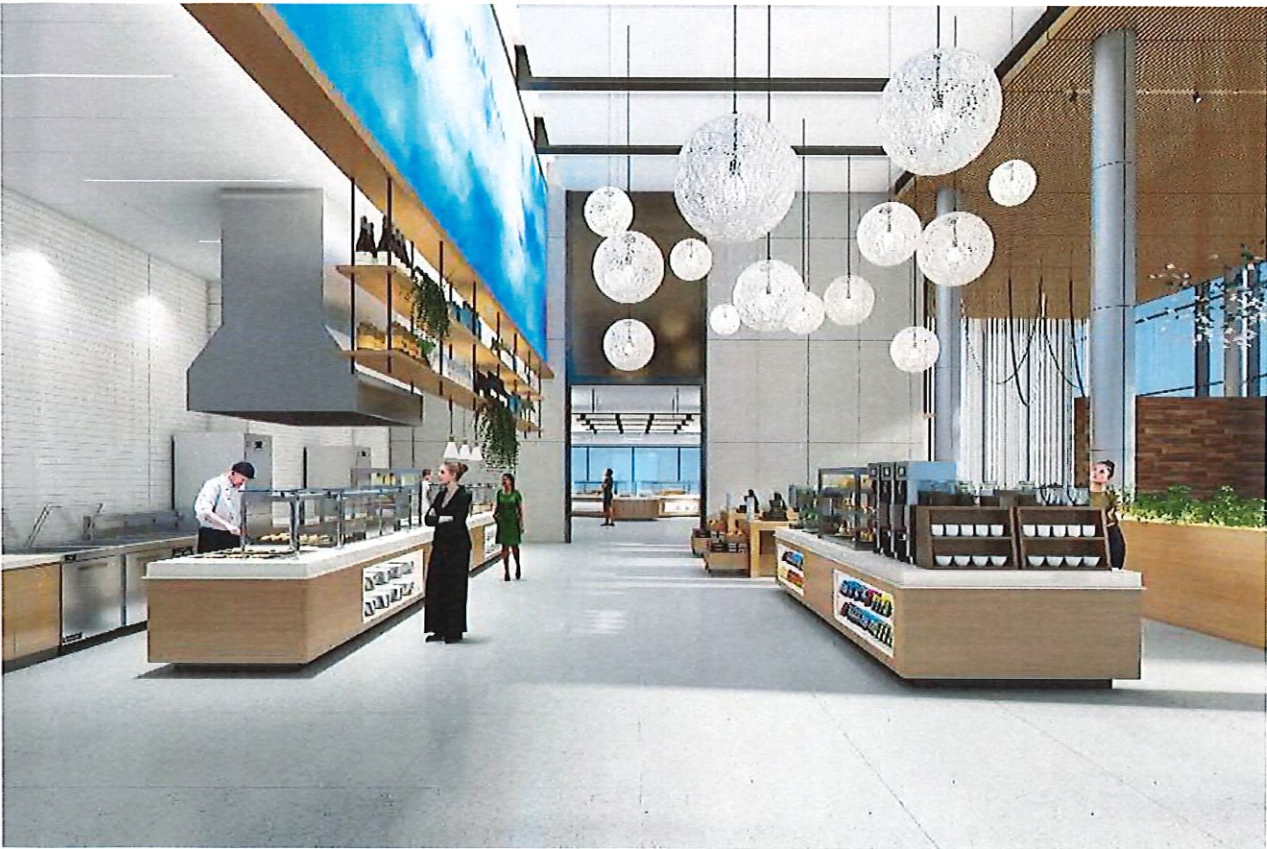
Dining Area 1	290
Dining Area 2	22
Lounge / Dining	41
Conference/Dining	12
Total Indoor Dining	365
Terrace 1	79
Terrace 2	36
Total Capacity	480



Entry / Grab & Go
Renderings

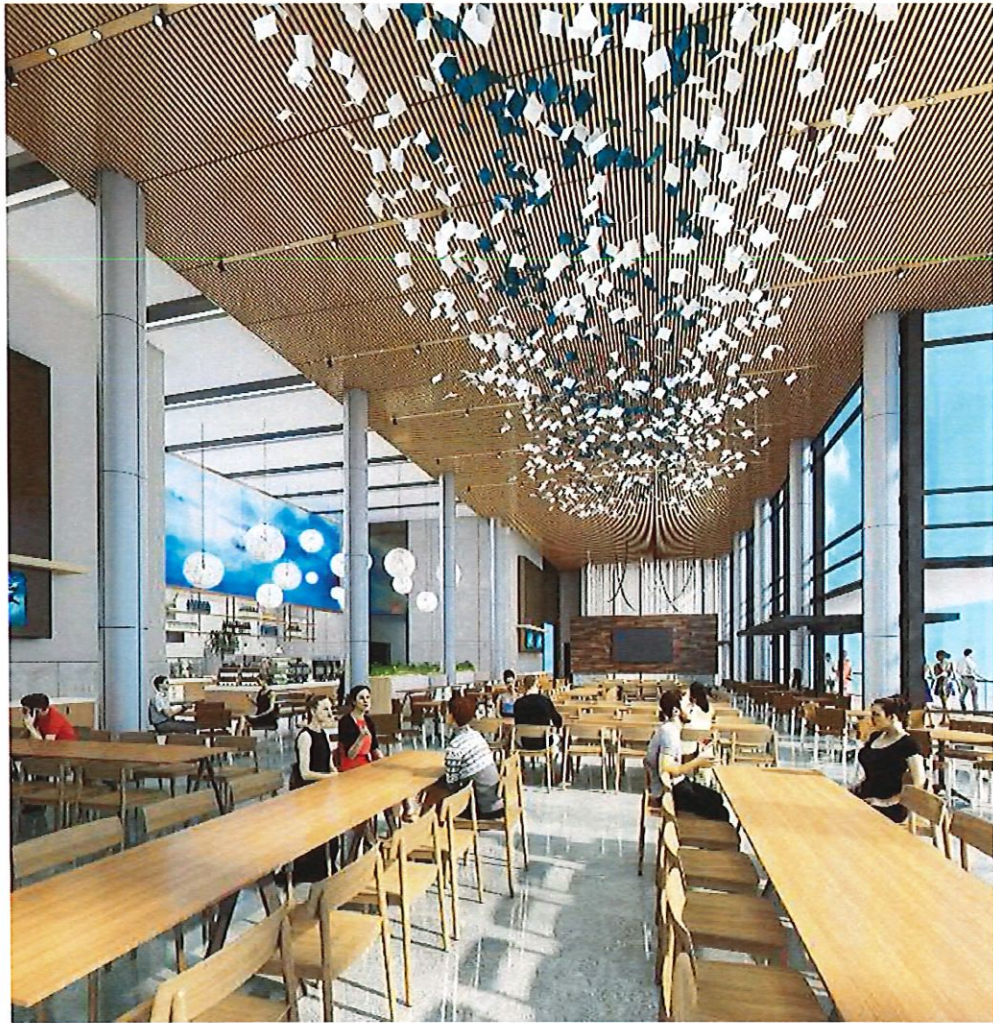


Servery
Renderings



Seating Area & Outdoor Terrace

Renderings



ASML



Jason Domena
Project Manager | WF CRE

203.257.5592
Jason.Domena@asml.com



Wilton, CT

Drawing Number:
DSK301

