

To: Michael Wrinn, P&Z Dir. & Zoning Board of Appeals Commission

May 16, 2022

Subject: Plans Submitted by Robert & Monica Brina for 455 Thayer Pond Road (ZBA 22-03-04)

Dear Mr. Wrinn and the Zoning Board of Appeals,

We are in opposition to the proposed plan for building and driveway at 455 Thayer Pond Road submitted by Robert and Monica Brina. We reside at 473 Thayer Pond Road.

This is the third time we are addressing the continued nonconformity based on current zoning laws and setback requirements for their proposed building plans at 455 Thayer Pond Road. We continue to be in opposition of any and all plans that do not follow Wilton's zoning laws and requirements. Please see our previous letters addressed to the ZBA.

The Brinas agreed to screening to limit the effect of car headlights shining into neighboring homes especially in winter given that previous screening was either thinned out or eliminated along the borders of the property. We believe the proposed screening is insufficient.

We are also very concerned about the clear cutting that occurred on the property given that a section of the property is designated wetlands and it has been disturbed. In addition, there are significant concerns about drainage of water off the property onto neighboring lots as a result of the removal of all vegetation on the property, and there is already evidence of erosion to the south.

We also support the concerns outlined in the letters of opposition from the Elmaserys and the Herscovitchs.

Thank you for your consideration.

Sincerely,

Anne Munkenbeck and Tom Sabia