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September 9, 2020

Mr. William Mulholland
Zoning Enforcement Officer
Town of East Lyme
PO Box 519
Niantic, CT 06357

Re: Guy's Service Station/Site Plan

Dear Bill:

I am writing you regarding the above-captioned matter, and in particular with regard to temporary occupancy and a request for a modification of a portion of the landscaping on the approved plan.

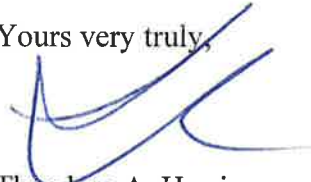
As I am sure you are aware, the building is substantially complete, and the only remaining approval required is a zoning permit, and an ultimate certificate of occupancy. Currently the Town of East Lyme is holding a cash bond in the amount of \$31,750.00, for the purposes of erosion and sedimentation control. On behalf of the owner, the undersigned is acknowledging that this bond will also support the completion of the landscaping on said plan, as may be modified.

Specifically, I am requesting that a temporary CO be issued for the occupancy of the building. In addition, there are two areas of landscaping which we request would be modified at the recommendation of the landscape contractor. First, the current plan shows a line of evergreen trees along the easterly side of the building, which landscaper indicates will go rapidly and will ultimately interfere with the building and a white vinyl fence which extends along the easterly side of the building. Section 24.6 of the Regulations does allow for the substitution of a fence for buffer landscaping, and given the recommendation of our landscaper, this seems an appropriate substitution. Second, to the rear of the premises, the landscaping was shown at the top of the hill where there was to be a deep cut. As it turned out, there was substantial ledge in that area, and the cut is far more dramatic than anticipated. As a result, a fence has been installed for safety purposes, and the request is to substitute that fence for the landscaping shown on the original plan.

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As such, I would request that you place this matter on the next available Commission agenda for consideration by the Commission. I thank you in advance for your cooperation.

Yours very truly,



Theodore A. Harris

TAH:jpl