



City of Milford, Connecticut

Founded 1639

70 West River Street – Milford, CT 06460-3317
Tel 203-783-3245 FAX 203-783-3303

Planning and Zoning
Office

Website: www.ci.milford.ct.us
Email: dsulkis@ci.milford.ct.us

David B. Sulkis, A.I.C.P.
City Planner

PLANNING & ZONING BOARD REVIEW TRANSMITTAL

RE: 0 William Street Discontinuance per 8-24

DATE: 4/16/2024

TO:

<input checked="" type="checkbox"/> City Attorney	<input checked="" type="checkbox"/> City Engineer
<input type="checkbox"/> Mayor's Office	<input type="checkbox"/> Fire Marshal
<input type="checkbox"/> Conservation Commission	<input type="checkbox"/> Inland Wetlands Commission
<input type="checkbox"/> Health Administrator	<input type="checkbox"/> Open Space Agent
<input type="checkbox"/> Police Department	<input type="checkbox"/> Public Works Director
<input type="checkbox"/> Sewer Commission	<input type="checkbox"/> South Central Regional
<input type="checkbox"/> DEEP – CAM Report	<input type="checkbox"/> Tree Commission (203-878-4895)
Mail to: John Gaucher, DEEP	<input type="checkbox"/> Milford Harbor Commission
79 Elm Street	<input type="checkbox"/> Community Development
Hartford, CT 06106	<input type="checkbox"/> Building Department
<input type="checkbox"/> DEEP Permitting	<input checked="" type="checkbox"/> Planning & Zoning Office (3 Sets)
Mail to: Sue Jacobson, DEEP	

SUBJECT: Partial Discontinuance of 0 William Street per 8-24

ADDRESS OF PROPERTY: 0 William Street

MAP: 032 **BLOCK:** 336/337 **PARCEL:** 1/1 and 3 **ZONE:** LI

APPLICANT/AGENT: Kevin Curseaden Esq.

PHONE: 203-874-9500

EMAIL: kjcurseaden@cmctlaw.com

PROPERTY OWNER: Daniel J. Thornberg

PLAN TITLE: Discontinuance Map for a portion of William Street

PREPARED BY: Rose Tiso & Co. LLC

DATE OF PLANS: 1/22/24

DATE RECEIVED BY PLANNING & ZONING: 4/16/24

PLANNING & ZONING CONTACT: David B. Sulkis

These plans/documents have been received and are transmitted to your office for review prior to the submission of a Partial Discontinuance of William Street per 8-24 to the Planning & Zoning Board

ALL COMMUNICATIONS REGARDING THE REVIEW SHALL BE DIRECTED TO THE APPLICANT/AGENT WITH A COPY TO THE PLANNING & ZONING OFFICE

10 Sets of plans will be required for the Planning & Zoning Board Distribution.

*These commission reviews must be returned within 10 working days.



CURSEADEN & MOORE, LLC

PROPERTY LAW FIRM

3 Lafayette Street • PO Box 31 • Milford, CT 06460
Phone: 203.874.9500 • FAX: 203.882.7247 • cmctlaw.com

KEVIN J. CURSEADEN
JOY TOPAZIAN MOORE

Via Hand-Delivery

April 15, 2024

Department of Permitting & Land Use
70 West River St.
Milford, CT 06460

Re: William Street, C.G.S. §8-24 Referral Request for Partial Discontinuance of William Street

Dear Mr. Griffith:

I represent Dan Thornberg, the owner of 0 William Street.

Please accept this request for a C.G.S. §8-24 referral to the Planning and Zoning Board in connection with the request for a partial discontinuance of William Street pursuant to C.G.S. §13a-49.

Enclosed please find the following:

- (3 Copies) KJC
1. Map indicating portion of William Street proposed for Discontinuance; and
 2. GIS Map for area reference

Thank you for your consideration.

Very truly yours,


Kevin J. Curseaden

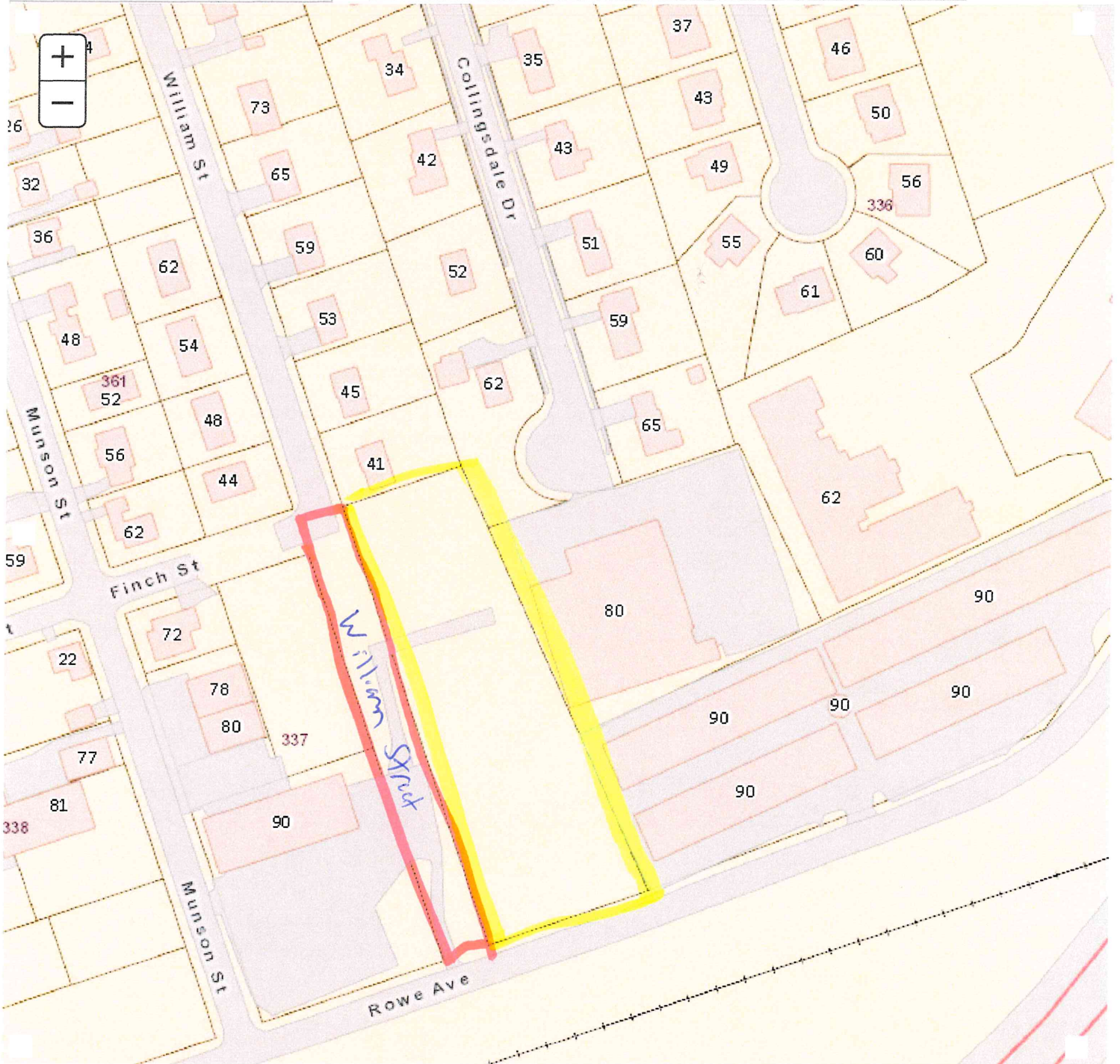
Enc.



Cc: Office of the City Attorney

RECEIVED

APR 16 2024

PLANNING & ZONING
MILFORD, CT

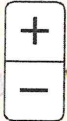


 - Ø William St
 - Portion of William St proposed discontinue

RECEIVED

APR 16 2024

PLANNING & ZONING
MILFORD, CT



0 WILLIAM ST



MBL : 032 336 1
Owner : THORNBERG D
Acres : 1.84
Zoning : LI

[Details](#) [Quick Map](#) [Summary Card](#) [VISION](#)

Generate Mailing List: 100



City of Milford, Connecticut

- Founded 1639 -

Engineering Bureau

70 West River Street
Milford, CT 06460

Tel: (203) 783-3261

Fax: (203) 783-3676

TO: PLANNING and ZONING OFFICE
CITY OF MILFORD
70 WEST RIVER STREET
MILFORD, CT.
06460

FROM: GREGORY H. PIDLUSKI, P.E.L.S.
CITY ENGINEER
70 WEST RIVER STREET
MILFORD, CT.
06460

29 April 2024

Re: DISCONTINUANCE OF A PORTION OF WILLIAM
STREET
PROPERTY AT: WILLIAM STREET BETWEEN FINCH STREET AND
ROWE AVENUE
APPLICANT/AGENT KEVIN J. CURSEADAN, Esq.

I am in receipt of the following:

- 1) Map entitled: "Discontinuance Map, of a Portion of, William Street, Milford, Connecticut, prepared for Total Lawn Care & More, LLC", scale: 1"=20', dated Jan. 22, 2024, prepared by Rose – Tiso & Co., LLC.
- 2) A letter entitled: "Request for Abandonment of the Extension of William Street", dated April 15, 2024, prepared by Kevin J. Curseaden.
- 3) Previous review for Discontinuance prepared by this Department, dated 1 May 2019, incorporated by reference.

I have performed a limited site inspection and independently researched the City of Milford GIS.

My observations are as follows:

- A) The Applicant is proposing the Discontinuance of that undeveloped portion of William Street located between Finch Street and Rowe Avenue.
- B) As indicated on the Drawings provided, there currently exist a Municipal Sanitary Sewer and Municipal Storm Sewer within the right of way of said portion of William Street.
- C) As indicated on the Drawings provided, there currently exists an Easement Deed for Stormwater Drainage for a portion of the proposed Abandonment.

My recommendations are as follows:

- 1) This Department is not opposed to the proposed Discontinuance subject to the following:
 - a) An easement is to be retained by the City for Storm Drainage.
 - b) An easement is to be retained by the City for Sanitary Sewers.
(These easements may be described as each being 20' in width, centered on the existing pipe culverts, with rights of the City to include use, maintenance, repair, replacement, etc.)
 - c) A similar easement should be prepared for the benefit of Public Utilities as they presently exist (if any).

General Comments:

General Comments (as applicable):

- 1) This review has been prepared as a Site Plan review only. It is not a Permit and does not grant license.
- 2) The City reserves the right to make additional comments on other issues that may arise during construction.
- 3) Necessary permits from the City of Milford Engineering Department for the driveway apron and/or sidewalk/curb are to be obtained prior to construction and are to be constructed in accordance with the City of Milford Standards.
- 4) Necessary permits from the City of Milford Engineering Department for any sanitary sewer work are to be obtained prior to construction.
- 5) Developer is to take all necessary steps to protect Catch Basin(s) or other inlets (such as pipe culverts) located such that the site runoff will discharge, OR MAY DISCHARGE to any portion of the MS4 (storm sewer) system of the City of Milford. (In general, this would apply to catch basin(s) located at the subject property and the first catch basin(s) located down gradient of the subject property.) At a minimum:
 - a. Affected Catch basins are to be cleaned and proper protection (Silt Sack or approved equal, or better) is to be installed (at the Developer's sole expense) after the placement of

- required S&E Controls, prior to site disturbance. Placement of filter fabric geotextile placed between frame and grate is not acceptable.
- b. Catch Basin protection is to be inspected regularly and cleaned, repaired, replaced, etc. until final site stabilization.
 - c. Upon final site stabilization protection is to be removed in a manner specified by the manufacturer and disposed of in an appropriate off-site location.
 - d. Prior to issuance of a Certificate of Occupancy, the affected catch basins are to be inspected and cleaned, as necessary.
 - e. Records of Items 4(a)-4(d) hereinabove are to be provided to the City of Milford Engineering Department prior to issuance of a Certificate of Occupancy.
- 6) All trenching within the traveled portion of the road (if any) are to be repaired in accordance with Engineering Department Drawings and Specifications.
 - 7) The City reserves the right to require permanent pavement repairs for the full frontage of the property, for the full paved width of the paved surface, when the City determines that the roadway has been sufficiently compromised to warrant such permanent repair.
 - 8) For all properties with frontage on State Roads, it is the obligation of the Applicant to contact the Connecticut Department of Transportation to determine what permits, if any, are required.
 - 9) Be advised that the new CT DEEP Stormwater Quality Manual and Erosion and Sediment Guidelines will be in effect for work not completed by 1 March 2023. Particular reference is made to the fact that under the new Stormwater Quality Manual Water Quality Volume (“WQV”) is based upon a 1.3” rainfall.

Please feel free to contact me with any questions or comments.

Very truly yours,



Gregory H. Pidluski, P.E.L.S.
City Engineer