

# SITE PLAN / SPECIAL PERMIT APPLICATION

WESTPORT PLANNING and ZONING COMMISSION

FOR OFFICE USE ONLY

- SITE PLAN  
 SPECIAL PERMIT & SITE PLAN  
 CAM SITE PLAN

Application # P2-24-00538  
Submission Date: 9/16/24  
Receipt Date: 9/16/24  
Fee: \$ 600.00

1. Property Address (as listed in the Assessor's records) 28 BEACHSIDE AVE
2. Property ID# (9 Digits - staff will provide) G05/ / 001/000 / Zone: Res AAA
3. This property is connected to:  Septic or  Sewer
4. Does this project involve demolition of structures 50+ yrs old or more?  No  If Yes = Visit HDC Rm 108, 341-1184.
5. Applicant's Name C. TYMINSKI/ MOON GARDENS LLC Daytime Tel # 203-461-0288  
Applicant's Full Address PO BOX 66 GREENS FARMS, CT Zip Code 06838  
E-Mail: moongardensdesign@gmail.com

**NOTE:** Below List Owner's Name(s) as it appears on the **DEED** (No abbreviations) If more space needed submit list.

6. Property Owner's Name HASSON DAVID TR, RUDZIN CHIARA TR, C/O SHRK CPA'S LLC Daytime Tel # c/o agent  
Property Owner's Address 3000 MARCUS AVE SUITE 1W5, LAKE SUCCESS, NY Zip Code: 11042  
E-Mail: c/o agent
7. Agent's Name (if different): see above Daytime Tel # \_\_\_\_\_  
Agent's Address \_\_\_\_\_ Zip Code: \_\_\_\_\_  
E-Mail: \_\_\_\_\_
8. Zoning Board of Appeals Case # (if any) \_\_\_\_\_
9. Existing Uses of Property: previously a SFR, currently vacant lot

10. Describe Proposed Project:


Construct a new single-family dwelling with an attached garage and an indoor pool, with associated site development including a BBQ sports court, generator, driveway, drainage structures and a septic system.

11. For Special Permits, please indicate the Special Permit Use and the specific section of the Zoning Regulations requiring a Special Permit for this use: n/a

12. This property  Is  Is Not within 500 feet of an adjoining municipality.

13. List your Estimated time needed for your presentation at hearing: 10 min.  
The P&Z Director, his/her designee, or the P&Z Commission may require an applicant to pay for hiring one or more outside consultants to assist the P&Z staff and Commission in analyzing, reviewing and reporting on areas requiring technical review.

I hereby certify that the above information is correct and that I have submitted herewith all of the pertinent documentation required by the zoning application.

  
\_\_\_\_\_  
**Applicant's Signature** (If different than owner)

see letter of authority  
\_\_\_\_\_  
**Owner's Signature** (Must be signed <sup>1</sup>)

1. If the applicant is unable to obtain the signature of property owner, a letter of authorization signed by the property owner may be submitted instead, as per §43-33

RECEIVED + Revised

OCT 10 2024

WESTPORT P. & Z. C.