



CITY OF STAMFORD, CONNECTICUT  
ENVIRONMENTAL PROTECTION BOARD  
**PERMIT**

EPB Permit Application #2025-21  
Permit Issuance Date: August 7, 2025

BLOCK 247

Permittee: 120 Long Ridge LLC  
c/o Lisa Feinberg  
Carmody Torrance Sandak Hennessey LLP  
1055 Washington Boulevard, 4<sup>th</sup> Floor  
Stamford CT 06901

Project Location: 120 Long Ridge Road (Parcel ID 003-8214)

---

**PERMIT #2025-21 TO CONDUCT REGULATED ACTIVITIES with CONDITIONS**

After a full review of the application record and the considerations set forth in Sections 10 and 12 of the Inland Wetlands and Watercourse Regulations of the City of Stamford, a Duly Authorized Agent of the Environmental Protection Board has **APPROVED with CONDITIONS** the following activity on the 120 Long Ridge Road property of 120 Long Ridge LLC: install sanitary sewer lateral. The Duly Authorized Agent determined this to be a regulated activity that is not located in a wetland or watercourse, and that will result in no greater than a minimal impact on any wetland or watercourse.

**CONDITIONS OF APPROVAL**

1. Work shall comply with the plans entitled:
  - o “120-C Long Ridge Road” prepared by Tighe & Bond – Cover Sheet – C100, Overall Site Plan – C604, Sanitary Sewer Plan and Profile Road “E”-2 – C702, Soil Erosion and Sediment Control Plan Initial Phase-2 – C707, Soil Erosion and Sediment Control Notes and Narrative – C708, Soil Erosion and Sediment Control Details – C807, Details-7 – certified by Kirk W. Lindquist, CT PE #22850 and John W. Block, CT PE & LS #8488 – dated July 11, 2025.
2. The permittee shall submit a permit filing fee of \$70.00 within fifteen days of the decision’s publication (i.e., on or before August 27, 2025).
3. The permittee shall submit a “Permit Compliance Fee” in the amount of \$200.00 to the EPB prior to the start of the activities authorized herein. Subsequent fees shall be submitted on an annual basis on or before the anniversary of the permit's effective date until the project is satisfactorily completed.
4. A performance bond in the amount of \$1,000.00 is required to ensure the timely and proper implementation of the sediment & erosion controls needed to protect the watercourse and wetlands during this project. The permittee shall submit this performance bond to EPB staff prior to the start of the activities authorized herein.

5. A Contractor's Compliance Statement completed by the contractor engaged to perform the regulated activities shall be submitted to EPB staff no less than 48 hours prior to the start of work. ([https://stamfordet.seamlessdocs.com/f/contractors\\_compliance\\_statement](https://stamfordet.seamlessdocs.com/f/contractors_compliance_statement)).
6. Reinforced silt fencing and/or haybales will be used to isolate the work area associated with installation of the sewer lateral and manholes from SMH-EX-01 to SMH-02. A pump with filtered discharge point shall be available on site to dewater the trench if groundwater is encountered.
7. Installation of the sewer lateral and manholes from SMH-EX-01 to SMH-02 shall be done when an extended period of dry weather is forecast and as approved by EPB staff.
8. Upon the completion of construction and before release of the performance bond, all disturbed areas shall be stabilized with topsoil, seed and mulch, sod, or other suitable alternatives. Implementation of an EPB-approved planting plan consisting of native woody and herbaceous species may be required if woody vegetation is removed in the process of installing this sewer lateral.

#### GENERAL TERMS AND CONDITIONS

1. This permit is subject to the Inland Wetlands and Watercourses Regulations of the City of Stamford and may be revoked for reasons indicated in Regulation section 14.5.
2. This permit expires by limitation on **August 7, 2028** unless otherwise extended by the EPB pursuant to the Regulations.
3. This permit is not transferable without the written approval of the EPB.



Robert E. Clausi, EPB Executive Director  
Duly Authorized Agent