

From: [Julie Savin](#)
To: [Elizabeth Burdick](#)
Cc: [Fred Allyn, III](#)
Subject: RE: Holdridge Property - 15 Stoddards Wharf Road
Date: Wednesday, October 9, 2024 10:38:08 AM

Based on very preliminary conceptuals, I would say breakdown as follows:

5- 4 bedroom single family	=	(20 beds) (5 housing units)
5-3 bedroom single family	=	(15 beds) (5 housing units)
2 – 2 bedroom duplex	=	(16 beds) (4 Housing Units)
3-3 bedroom quads	=	(36 beds) (12 Housing Units)
2-20 unit apts – 2beds	=	(80 beds) (40 Housing Units)
1-30 unit apts	=	(30 beds) (30 Housing units)
1-10 unit -3 bed apt	=	(30 beds) (10 Housing Units)
12 rental spaces	=	24 bathrooms
Total		103 units (227 beds), 12 commercial spaces

From: Elizabeth Burdick <planner@ledyardct.org>
Sent: Wednesday, October 9, 2024 8:52 AM
To: Julie Savin <Julie@echohomes.org>
Cc: Fred Allyn, III <mayor@ledyardct.org>
Subject: FW: Holdridge Property - 15 Stoddards Wharf Road

Good morning, Julie, Please see email below from WPCA Chair, Ed Lynch regarding a request to reserve capacity. Please advise further. Thanks!

Regards,
Liz Burdick
Director of Land Use & Planning
Town of Ledyard
741 Colonel Ledyard Highway, Ledyard, CT 06339
Telephone: (860) 464-3215 ~ Email: planner@ledyardct.org
TOWN HALL HOURS: MON-THURS, 7:30AM – 4:45PM

From: Ed Home Email <catalyst05@comcast.net>
Sent: Wednesday, October 9, 2024 8:36 AM
To: Elizabeth Burdick <planner@ledyardct.org>; Stephen Banks <wpcasupervisor@ledyardct.org>
Cc: Fred Allyn, III <mayor@ledyardct.org>; Steve Masalin <pwd@ledyardct.org>
Subject: Re: Holdridge Property - 15 Stoddards Wharf Road

Hi Liz - Although the developer does not want a detailed engineering study before proceeding with a submittal, it would be helpful to know the number of bedrooms each

housing unit would have as we can apply a general rule based on the number of bedrooms. Also I will be meeting with Weston and Samson at the phase 3 presentation on Thursday to get a rough estimate.

Thanks!

Ed Lynch 646- 732- 9224

Sent via the Samsung Galaxy S23+ 5G, an AT&T 5G smartphone
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From: Elizabeth Burdick <planner@ledyardct.org>
Sent: Tuesday, October 8, 2024 6:42:05 PM
To: catalyst05@comcast.net <catalyst05@comcast.net>; Stephen Banks <wpcasupervisor@ledyardct.org>
Cc: Fred Allyn, III <mayor@ledyardct.org>; Steve Masalin <pwd@ledyardct.org>
Subject: Holdridge Property - 15 Stoddards Wharf Road

10/8/24 Good afternoon, Ed & Steve, Julie Savin of Echo Homes is considering the development of the Holdridge property at 15 Stoddards Wharf Road (behind Town Hall, PD & Village Market), but needs to have a discussion with WPCA for a request capacity for about 125 homes before she moves forward with any engineering. Steve has already been included in preliminary talks with the Mayor and staff. What is the procedure to get a spot on the next WPCA agenda? Please let me know at your earliest convenience.
Thanks!

Regards,
Liz Burdick
Director of Land Use & Planning
Town of Ledyard
741 Colonel Ledyard Highway, Ledyard, CT 06339
Telephone: (860) 464-3215 ~ Email: planner@ledyardct.org
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