



**INLAND WETLANDS AND WATERCOURSES COMMISSION
Minutes of Regular Meeting of Wednesday, April 11, 2018**

1. Administrative

- A.** Quorum was recognized and Arnie DePascale, Chair opened the meeting at 7:00pm. In attendance were Arnie DePascale, Rob Wilson, Jonathan Schwartz, Rolf Dietrichson, Dick Alden and Richard Miller. Absent was Linda Kobylarz and Barbara Dahle. Abby Conroy, ZEO
Lisa Ozaki, Recording Secretary
- B.** **MOTION** Alden, seconded Schwartz to approve the minutes from March 14, 2018 regular meeting as submitted; unanimously approved.
- C. Review General Communications:**
 - A.** None
- D. Agent Reposts:**
 - A.** None

2. New Business

- A.** None

3. Old Business

- A. Application #2018-003 - B&R Corp** - Driveway - George Washington Tpke. Lot #3 according to property survey map showing revision to lot lines land owned by B & R Corporation, dated 3/16/17. (Submitted February 9, 2018)
Conroy states she met with Town Engineer, Braddock, Riccio, and B&R Engineer for a site visit. B & R Engineer had an emergency and was unable to update any plans. Braddock read his letter into record. Braddock request a special meeting on April 25, 2018. Letter from Atty. Tracy dated April 12th is read into record for an extension to open the public hearing.
Miller asks can't we open a public hearing now and immediately close it. The statute gives us a certain amount of time to handle applications. That would mean we would not have to have a special meeting and could just continue it to next regularly scheduled meeting. Conroy states a public hearing has to be noticed. DePascale states we are not having a public hearing today. Conroy explains that the only plans the commission has seen did not have the upland review area delineated correctly. Need an updated plan to determine if significant impact or not before a public hearing.
Atty. Tim Furey for the applicant explains the procedure for this application. Miller states he has another idea. The applicant can withdraw the application and resubmit for timeline. Furey states we do not have a timeline issue for this and can extend. Extension goes until June to hold a public hearing, deliberate and resolve the application.
DePascale asks the commission who is available for Special meeting on April 25, 2018. Schwartz is only member unavailable to attend. DePascale determines commission has enough for quorum.



Motion Alden, seconded Wilson to schedule Special Meeting for Application #2018-003 – B & R Corp - Driveway - George Washington Tpke. Lot #3 according to property survey map showing revision to lot lines land owned by B & R Corporation on April 25, 2018, unanimously approved.

B. Application #2018-004 – Rock Builders, LLC – Subdivision – East Chippen Hill Road Map #04-02-17 (Submitted March 12, 2018)

Atty. Tim Furey was present for the applicant and addressed the commission. Letter from Furey read into record. Comments from Engineer just received today and their engineer has family emergency so plans not updated. Furey asks commission to put Rock Builders on Special Meeting Agenda April 25, 2018.

Motion Alden, seconded Dietrichson to schedule Special Meeting for Application #2018-004 – Rock Builders - Subdivision – East Chippen Hill Road Map #04-02-17 on April 25, 2018, unanimously approved.

4. Public Hearing(s)

A. None

5. Citizen Comment

A. None

6. Other

A. Hagan – 126 Stone Road – Plunge Pool & Deck

Justin Hagan, owner of 126 Stone Road addressed the commission. Conroy recaps from December meeting outstanding requirements for Hagan's CO. Conroy noticed several differences from proposed plan to the activity that actually took place. Stabilization, grading and parking area in regulated area, outlet that had no design and a deck that was never on original application. Zoning permit was based on wetland review. No CO issued until outlet design by his engineer, silt fence backed up with haybales, limits of regulated area and wetland delineated on asbuilt. WMC has been out to review and they agreed with this design. Bond estimate has been reviewed by WMC. Drainage easement needs to be reviewed and language be filed in town clerk office. WMC approved bond amount for drainage outlet design/protection \$2000.

Miller asks road water what is this? Conroy explains drainage pipe ends on property. For over 60 years. Hagan installed pipe to redirect water through Hagan's other property to new house property. Hagan states where roof liter drain is. Town has right to drain on land that was wasn't always his land. Hagan states he installed a new catch basin, abandoning the existing one. Miller still questions why this is placed on the applicant to pay for. Conroy states how much longer do you want Hagan to live in new house without CO. Hagan modified the existing drainage and extended the pipe to the Wetland. Miller states again this is town storm water drainage.



DePascale asks Schwartz to review the discharge. Hagan states he does have a sump there that is 2' to 3'. Schwartz states road sand is being trapped but not on property where new house is.

Conroy states commission has a wetland approval that was changed by additional grading in the wetlands, drainage to Wetland, exceeding the clearing limits and addition of deck. Hagan states run off follows topo and always did.

Schwartz states if clearing area was not bulldozed, it will grow back. Hagan explains wants to do the riprap for drainage outlet tomorrow.

Commission agrees situation should be resolved.

Conroy clarifies do riprap and have the wetlands delineated on asbuilt. Hagan will do riprap and plunge pool ASAP as weather permits. Engineer will overlap wetlands and regulated area to asbuilt. Original application was approved May 11, 2016.

Conroy asks Hagan if he can get asbuilt with wetlands within 2 weeks. Conroy reads her original Cease and Correct letter into record. \$1,500 stabilization bond before CO can be issued. Commission asks that he bring everything to Conroy to review. Deed easements needs to be fixed.

Erosion and Sediment controls to be maintained, approved drainage outlet design to be installed, submit new asbuilt with delineated wetlands and regulated area for next meeting.

7. Staff & Commission Comments

- A. DePascale states he attended the FOI meeting from the NHCOG. Was very interesting meeting. DePascale would like copy of schedule sent to commission. Ozaki will send out. DePascale reads information into record.
- B. Conroy states Carrier Home Builders has change on Lot #7 Taine Mountain since IWWC subdivision approval. New house permit came in and Conroy noticed differences from Subdivision application. Lot #6 has already been built on. The proposed septic was originally in Farmington and now in Burlington. Septic is now closer to Wetlands. Delineation of wetlands and conservation easements has not changed. Subdivision house approval was 80' to 85' of wetland and now 50' away. 30% of construction within regulated area now 80% regulated area. Septic was 80' from wetlands and now 40'. Driveway moved closer to wetlands now. BBHD feasibility can support a system. Additional soil testing tomorrow. WMC did look at modified plan and less clearing on lot 6, house closer to Wetland on lot 7. Engineer has no concerns. Schwartz states need new application from them. Carrier has a buyer now and the house is bigger. Adding to Special meeting April 25, 2018, if application is complete.

8. Adjourn

MOTION Wilson, seconded Dietrichson to adjourn the meeting at 8:25pm; unanimously approved.

Meeting adjourned.

Respectfully Submitted for the Commission,
Lisa Ozaki, Secretary, IWWC

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