

TOWN OF ESSEX
Inland Wetlands and Watercourses Commission

Executive Board
Daniel Lapman, Chairman
Charles Corson, Vice Chairman

29 West Avenue • Essex, Connecticut 06426
Telephone (860) 767-4340 • FAX (860) 767-8509

Regular Members
Fred Szufnarowski
Jeffrey Lovelace, Conservation Liaison
Jim Hill, Zoning Liaison
Vacancy, Planning Liaison
Vacancy Regular Member

Alternate Members
Steve Knauth
Jim Leo

Unapproved

Minutes - Regular Meeting
Tuesday, April 14, 2015

Call to Order and Seating of Members

The regularly scheduled meeting of the Essex IWWC was conducted on April 14, 2015 in Conference Room A, of the Essex Town Hall at 7:00 p.m.

Attending Members:

Daniel Lapman
Jeffrey Lovelace
Fred Szufnarowski
Jim Hill
Steve Knauth, seated for C. Corson
Jim Leo joined the meeting at 7:25pm and was seated

Absent Members:

Chuck Corson

Staff:

Stella Beaudoin, Recording Clerk

Mr. Lapman called the meeting to order at 7:10 p.m.

Approval of February 10, 2015 Regular Meeting Minutes

The following changes noted in italics were recommended to the February 14, 2015 Minutes:

- Page 3, third paragraph from bottom, 4th line; “However in this situation with wetlands at the **toe** of the slope it was felt that rip rap would be a more permanent method for stabilization.”
- Page 6, 4th paragraph, “C. Corson stated there will no lumber treated with *arsenic* used in the construction of the deck.”
- Page 2, Motion to approve the January Minutes; remove Jeff Lovelace from the vote.

MOTION made by F. Szufnarowski to approve the February 10, 2015 Minutes as amended;
SECONDED by J. Lovelace; **Voting In Favor:** J. Lovelace, J. Hill, F. Szufnarowski, D. Lapman, S. Knauth; **Opposed:** None; **Abstaining:** None; **Approved:** 5/0/0.

Regular Meeting

Application 15-2 – Reid Hanford, 7 Johnny Cake Lane, Ivoryton, CT. This is an application to allow a house addition to come to a point 91 feet from a wetland area. Also, to allow driveway improvements and associated grading to come to a point approximately 50 feet from same wetland area.

Robert Doane, P.E., presented on behalf of the applicant. This property is situated at the top of Johnny Cake Lane. R. Doane stated that there is a correction on page 2 of the application which references Book Hill Road, and it should read Johnny Cake Lane.

The applicant would like to construct an addition to the existing house to include a drive-under, three-bay garage. This proposal would place the house 90 feet away from the wetlands. The property is comprised of a 16-acre parcel and 5 acres, located on the eastern side of the property, are conservation easement. The house is located in the center of the upland area and the majority of the lot is in the wetlands. The proposed addition will be constructed toward the wetlands. The new gravel driveway will be 50 feet away from the wetlands. The wetlands were flagged in 1964 by Rich Snarski, Soil Scientist.

R. Doane stated that the grades will not change significantly. The house currently has a garage under the structure, and in this proposal the garage will extend between the two stone retaining walls, both of which will be removed to construct the addition. Construction will begin in May 2015, pending IWWC approval.

R. Doane stated that the wetlands on this property are relatively flat and there is a watercourse that meanders through it.

MOTION made by Fred Szufnarowski to approve a Permit for **Application 15-2 – Reid Hanford**, 7 Johnny Cake Lane. This is an application to allow a house addition to come to a point 91 feet from a wetland area. Also, to allow driveway improvements and associated grading to come to a point approximately 50 feet from same wetland area. Based on the documents presented, and on the testimony given at this meeting, and the accompanying documents, the Commission finds that the proposed activity is a regulated activity not involving any significant or major effect upon the inland wetlands or watercourse which occur on the property as defined in Section 2.2 of the regulations and that no reasonable or prudent alternative exists to the proposed plans. The Commission members feel that the proposed activities are well suited to the area.

The Commission makes a Summary Ruling and grants a permit and permission for the applicant to proceed with proposed activity as stated on said amended application and as shown on plans accompanying the application, subject to the following conditions:

- a. In accordance with the Commission's Regulations, the activity pursuant to said permit shall be initiated within 5 years of the date of publication and shall be completed within one year of the date of initiation and will occur between March 15th and October 15th of the year of initiation.
- b. Should the applicant determine that the permitted activity will not be completed between March 14th and October 15th of the year of initiation, the applicant agrees to appear before the Commission and present a plan for the stabilization of the site during the non-permitted months.
- c. The applicant agrees to follow the advice and direction of the Town of Essex Enforcement Officer with regard to any field changes he deems necessary or may require for the protection of the inland wetlands and water course during the process.
- d. The Commission, through its Enforcement Officer, shall be notified in writing upon the initiation of the authorized activity and again upon completion of these activities.
- e. When the Maple, Beech and Birch trees on the east side of the driveway are removed, that area will be turned into a rain garden.

MOTION SECONDED by S. Knauth; **Voting In Favor:** J. Lovelace, J. Hill, J. Leo, F. Szufnarowski, D. Lapman, S. Knauth; **Opposed:** None; **Abstaining:** None; **Approved:** 6/0/0.

Correspondence and Invoices

There was no correspondence

There were no invoices.

Wetlands Agent Report - Joseph Budrow

- F. Szufnarowski questioned the status of the violation sent on October 24, 2014 for property owned by Michael Picard, located at 147 Saybrook Road, Essex. M. Picard was to present before the IWWC at their March 2015 meeting. There was no update available.
- Excavation is currently being done at 180 Westbrook Road at the top of a slope of a drainage basin. This activity involves the installation of a gas line by Southern CT Gas. There are no wetlands in the area of the activity.
- The Essex Land Trust will file and Wetlands application to install two parking areas on Ingham Hill Road.
- CT Pond Services, Fairfield, CT has filed four applications with the CT DEEP to allow aquatic plant management/pesticides within four different water bodies in Essex. Although the Town does not have unilateral rejection authority, the Pesticide Management Division (PMD) of the Department of Energy and Environmental Protection is interested in receiving comments on these applications. The PMD is

particularly interested to learn of any local conditions not specified on the permit, such as downstream use of water not indicated, or conservation easements on the pond. The following applications are pending with the DEEP:

- MacElwee Pond located at 54 Dennison Road
- Tiley-Pratt Pond located on Donald Road
- Mill Pond in Centerbrook
- Industrial park Pond on Industrial Park Road

Chair Report – Daniel Lapman:

D. Lapman read into the record a letter from C. Corson who submitted his resignation as Commissioner on the IWWC. C. Corson has served on the Essex Inland Wetlands and Watercourse Commission for 20 years, and a good deal of that time as Vice Chair. Chuck Corson will retire in August 2015.

Planning Commission – Liaison Vacancy. No report.

Conservation Commission – Jeffrey Lovelace, Liaison: No report.

Zoning Commission – Jim Hill, Liaison:

J. Hill stated that there is nothing new to report.

Other:

There was no other business.

Adjournment

MOTION made by D. Lapman to adjourn at 7:45 p.m. to the next regularly scheduled IWWC meeting to be held on Tuesday, May 12, 2015 at the Essex Town Hall, 2nd Floor Conference Room A, 29 West Avenue at 7:00 p.m.; **SECONDED** by J. Lovelace; **Voting In Favor:** J. Lovelace, J. Hill, J. Leo, F. Szufnarowski, S. Knauth, D. Lapman; **Opposed:** None; **Abstaining:** None; **Approved:** 6/0/0.

Respectfully submitted,

Stella C. Beaudoin
Recording Secretary