

## WINDOSR LOCKS—INLAND WETLANDS WATERCOURSES COMMISSION

Wednesday, September 6<sup>th</sup>, 2017, 7:00 PM

**Members:** Chair - Robert Crochetiere, Maryjane Perrier, Nicholas Giaccone, Richard Pease, Lacinda Van Gieson, & John Farrelly

**Others:** Gary Merrigan, M+L Development; Brian Denno, Denno Land Surveying; Mr. Eamon Moran; Pauline Taylor, Recording Secretary; & Wetlands Agent Dan Malo

Mr. Crochetiere called the meeting to order at 7:06 PM, and asked for a motion to accept the August 2nd, 2017 Minutes. Nicholas Giaccone made a motion to reject the August meeting minutes due to his opinion they were incorrect and misrepresented what had occurred. That motion failed. The Commission who were present at the August meeting were asked to re-read the minutes. After much debate a motion was made by Richard Pease, seconded by Lacinda VanGieson to accept the August 2017 meeting minutes as written. Meeting minutes were approved with two abstentions.

### **Old Business:** 21 Cortland Street – Single Family Home – Site plan review

This site was originally approved by the Commission in 1991 along with a 7 lot subdivision; the other lots had homes built upon them; this one did not. This application presented by M+L Development is now in front of the Committee due to an expired permit from lack of development.

Brian Denno from Denno Land Surveying spoke to the 21 Cortland Street application. The site is a half-acre lot with an existing driveway that crosses a brook enclosed in a culvert. 2 other homes in the Cortland subdivision have a similar driveway-over-stream arrangement. On this property, the brook enters a headwall and 48 inch culvert and remains in the culvert, eastward, exiting near Anthony Street. No activities in wetlands are proposed. All services will come up the side of the driveway. Sewer tie-in is proposed in the southwest corner of the property to existing sewer line. Any existing stumps will be removed by Merrigan. Alternative building layouts were discussed with staff; the site plan design reflects the suggestions raised by Building, Planning, and Zoning staff.

Mr. Malo asked about culvert maintenance; there is an existing stormwater easement running through the wetlands of the property. Mr. Denno suggested putting a plunge pool to help the culvert maintenance, which would require Commission approval. The Commission agreed to the installation of a plunge pool at the culvert. In addition to the use of standard E&S controls, hay bales were suggested by Mr. Malo to be placed at both ends of the headwall to prevent erosion off of the steep slopes along the driveway. Commission members discussed the nature of the wetlands on site; which was described as a brook/stormwater channel used by the town and other properties.

The Commission spent time in personal review of the site plan, after which, a motion was asked for. A motion to APPROVE the application was made by Lacinda VanGieson & seconded by John Farrelly. The Commission voted unanimously to approve.

**New Business:** No New applications.

**Bills and Correspondence:** CT Association of Conservation and Wetlands Commissions bill

**Other Member Concerns:**

- 1) Violation Noticed issued update – 538 Mulberry Street, Leaf Dumping – it appears that the home owner hired a contractor to remove the leaves; no longer an issue.
- 2) Inspection of Unit 31, Chapman Chase, for CO, Chapman Chase job site – IWWC continues to monitor the site, same issues still occur with the property, lack of grass establishment.
- 3) UTAS called about starting a new project on UTC/Hamilton property next week, possibly around the pond and pump house. UTC/Hamilton previously removed contaminated soil and conducted pump maintenance in the Seymour Brook area. Dan to meet with group on site Thursday 9/14 at 1 pm.
- 4) An old plan for a subdivision behind the leaf dump/RT 75 is rumored to be in revival.

**Adjournment:** At 8:23PM, Ms. Perrier made a motion to adjourn, second by Mr. Giaccone. Motion carried unanimously.

**Respectfully Submitted:** Pauline G. Taylor Recording Secretary