

**INLAND WETLANDS COMMISSION
MINUTES
Regular Meeting of October 24, 2018 at 7:30 p.m.
Council Chambers, Newtown Municipal Center
3 Primrose Street, Newtown, CT**

These Minutes are subject to Approval by the Inland Wetlands Commission

Present: Craig Ferris, Mike McCabe, Vanessa Villamil, Suzanne Guidera

Absent: John Davin, Sharon Salling, Kristen Hammar

Staff Present: Steve Maguire, Senior Land Use Enforcement Officer, Dawn Fried, Clerk

Mr. Ferris opened the meeting at 7:30 p.m.

PUBLIC HEARING

Application #18-22 by Planters Choice LLC, property located at 140, 153, 155 Huntingtown Road and 23 Meadowbrook Road, for wetland mitigation and stormwater improvements to correct an Inland Wetland Violation. **THIS APPLICATION HAS BEEN WITHDRAWN AND WILL BE RE-SUBMITTED DUE TO IMPROPER NOTIFICATION TO ABUTTERS WITHIN 500 FEET.**

PENDING APPLICATIONS

Application IW #18-23 by Daniel Furphy, property located at 28 Bridge End Farm, for ramp access on waterfront property for jet skis.

Mr. Ed Lundblad represented the applicant and gave an overview of the proposed project. Mr. Lundblad described seven existing launch strips on the lake in the area and gave a detailed description of the ramp access:

- the proposed work would need to be done when the lake is drawn down by five feet, Nov 10th - Nov 24th.
- a small cement sea-wall will be built between the existing docks
- the incline will be 7 degrees
- low usage of the ramp
- good, hard-packed soil with top soil on top
- erosion controls will be installed
- removal of five trees
- will speak to First Light, permit process underway
- will put hay down for erosion sediment control

Ms. Guidera questioned whether other alternatives have been considered rather than a 15-ft slope. Ms. Guidera also questioned the impact of the run-off from the house after the new slope has been cut-in. Mr. Lundblad stated a French drain with gravel will be installed alongside the slope.

Mr. Ferris questioned the height of the water on the lake and the flood level heights.

Mr. Maguire was concerned with the ramp and the erosion control.

The Commission would like the chance to visit the site before making a decision. Also, the Commission would like Mr. Lundblad to submit a sediment and erosion control plan and a drainage plan prior to the next IWC meeting.

Application IW #18-24 to create additional parking spaces and construct two ATM kiosks to be added to the existing approved plans **(MOD 16-20) by Sunrise Church Hill Road, LLC. Matt D'Amico**, property located at 73 & 74 Church Hill Road to construct a 12,237 sq. ft. building with associated parking, drainage and utilities.

Kevin Solli, Solli Engineering, Main Street, Monroe, spoke on behalf of the applicant. Mr. Solli gave an overview of the work already completed on-site. Mr. Solli gave a Power Point presentation detailing the updated progress of the wetland mitigation areas. Mr. Solli explained there has been significant improvement.

Mr. Solli described the proposed project as being a slight increase of 39 parking spaces and two additional drive- through ATM kiosks. The impervious surfaces will be increased by .34 acres.

Mr. McCabe asked Mr. Solli what the upland area was originally approved for prior to the new plans. Mr. Solli stated there was going to be plantings in the upland area. The proposed work will reestablish the edge using wetland enhancements.

Ms. Guidera questioned whether there will be an impact to the wetlands. Mr. Solli stated there will be no adverse impact and there will be an adequate buffer.

Mr. Ferris questioned whether there will be a sedimentation basin. Mr. Solli stated a large water quality basin will be installed.

Ms. Guidera questioned if a maintenance plan is in place. Mr. Solli stated yes there is a maintenance plan. The basin will be vacuumed two times a year; spring and fall.

With no further questions Mr. McCabe moved to approve **Application IW #18-24** to create additional parking spaces and construct two ATM kiosks to be added to the existing approved plans **(MOD 16-20) by Sunrise Church Hill Road, LLC. Matt D'Amico**, property located at 73 & 74 Church Hill Road to construct a 12,237 sq. ft. building with associated parking, drainage and utilities. Ms. Villamil seconded. All in favor.

APPROVAL OF MINUTES for the Special Meeting on October 10, 2018

Mr. McCabe moved to accept the minutes from October 10, 2018. Mr. Ferris seconded. All in favor. The minutes from October 10, 2018 were approved.

APPROVAL OF MINUTES for the Regular Meeting on October 10, 2018

Under the 5th paragraph on the 2nd page add “drainage” before “report”. Under Public Participation change “Fisherman” to “Fishman” and add address “224 Brushy Hill Road”. Ms. Guidera moved to accept the amended minutes from October 10, 2018. Mr. McCabe seconded. All in favor. The minutes from October 10, 2018 were approved.

ACCEPTANCE OF APPLICATIONS

Application #18-25 by Planters Choice LLC, property located at 140, 153, 155 Huntingtown Road and 23 Meadowbrook Road, for wetland mitigation and stormwater improvements to correct an Inland Wetland Violation. **Due to potential significant impact on wetlands or watercourses and the project being in the public interest a public hearing will be held on November 14, 2018 at 7:30 pm in the Newtown Municipal Center Council Chambers located at 3 Primrose Street, Newtown, CT**
ADJOURNMENT

With no additional business, Ms. Guidera moved to adjourn. Ms. Villamil seconded. All in favor. The meeting of October 24, 2018 was adjourned at 8:17 pm.

Respectfully Submitted, Dawn Fried.