

INLAND WETLANDS COMMISSION
MINUTES
Regular Meeting of July 26, 2017 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: Sharon Salling, Mike McCabe, John Davin, Suzanne Guidera

Absent: Kristen Hammar, Craig Ferris

Staff Present: Steve Maguire, Senior Land Use Enforcement Officer

Ms. Salling opened the meeting at 7:30 p.m.

PENDING APPLICATIONS

Application IW #17-06 by Hilario's Service Center, property located at 131, 135-139 Mount Pleasant Road, Newtown, CT to construct a one story 11,500 sq. ft. service shop and a one story 15,200 sq. ft. warehouse, and to convert an existing one story building into an employee driver's lounge and parking.

Mr. McCabe reiterated his concerns about vehicle storage on the gravel driveway surrounding the warehouse building. Mr. McCabe also had concerns regarding the lack of a wetland buffer.

Ms. Salling stated that the IWC's role is to comply with the IW regulations and that this application is in compliance. The Commission did not receive an opposing report to the JMM Wetland Consulting Services, LLC Site Investigation/Impact Analysis and therefore has no reason to deny this application.

With no further questions Ms. Salling moved to approve Application IW #17-06 by Hilario's Service Center, property located at 131, 135-139 Mount Pleasant Road, Newtown, CT to construct a one story 11,500 sq. ft. service shop and a one story 15,200 sq. ft. warehouse, and to convert an existing one story building into an employee driver's lounge and parking with standard conditions, A, B, C, D, E, F, L and P.

The approved plans are: Site Development Plans prepared for Hilario's Service Center Inc. Dated March 10, 2017. Landscape Plan and Sediment and Erosion Plan Dated Revised June 19, 2017 and all supporting documents.

Additional conditions:

1. The inoperable vehicles and assorted debris located behind the existing service center near the wetlands shall be removed and the wetland mitigation as presented on "Landscape Plan" dated revised June 19, 2017 shall be completed prior to issuance of building permits.

2. No vehicles, operable or inoperable, nor any debris will be stored in the gravel area surrounding the rear of the warehouse.

Ms. Guidera seconded. All in favor.

Forest Practice Application, FP #17-02 by Daniel Lawrence, property located at Wilderness West Road to conduct thinning on 48 acres which will result in the removal of approximately one-third of the tree over-story.

With no further questions Mr. McCabe moved to approve Forest Practice Application, FP #17-02 by Daniel Lawrence, property located at Wilderness West Road to conduct thinning on 48 acres which will result in the removal of approximately one-third of the tree over-story. The approved plans are: Batista Timber Harvest 2017 Wilderness West Road Newtown, CT, Dated received June 23, 2016 and Forest Management Practices Plan, Dated received June 23, 2016 for removal of approximately 120,000 board feet of lumber. Mr. Davin seconded. All in favor.

APPROVAL OF MINUTES for June 28, 2017

Under "Approval of Minutes for June 14, 2017" change "Guider" to "Guidera". Ms. Salling moved to accept the amended minutes from June 28, 2017. Mr. McCabe seconded. All in favor. The minutes from June 28, 2017 were approved.

APPROVAL OF MINUTES for July 12, 2017

Under Pending Applications change all "towards" to "regarding" and change "to prepare" to "prepared". Ms. Salling moved to accept the amended minutes from July 12, 2017. Mr. McCabe seconded. Ms. Guidera and Mr. Davin abstained. All else in favor. The minutes from July 12, 2017 were approved.

ADJOURNMENT

With no additional business, Mr. Davin moved to adjourn. Ms. Guidera seconded. All in favor. The meeting of June 26, 2017 was adjourned at 7:52 pm.

Respectfully Submitted, Dawn Fried, Clerk.