

THE INLAND WETLANDS COMMISSION OF THE TOWN OF AVON HELD A REGULAR MEETING ON TUESDAY, MARCH 1, 2011 AT THE AVON TOWN HALL.

Present were Cliff Thier, Chairman, Michael Beauchamp, Vice Chairman, Peter Mahoney, Diane Carney, Martha Dean and John E. McCahill, Planning & Community Development Specialist.

Jed Usich and Dean Applefield were absent.

Chairman Thier called the meeting to order at 7:01 pm.

**OUTSTANDING APPLICATION:**

There were no outstanding applications at this time.

**NEW APPLICATION:**

There were no new applications at this time.

**COMMUNICATIONS FROM THE PUBLIC:**

There were no communications from the public at this time.

**OTHER BUSINESS:**

**Letter from David F. Whitney, Consulting Engineers, LLC requesting an extension for APPL. # 648, 4 Vermillion Drive, Parcel 4420004.**

Present was David F. Whitney, Consulting Engineers, LLC.

Mr. Whitney stated that he had submitted a letter to the Inland Wetlands Commission (dated January 11, 2011) requesting a five year extension for APPL. # 648, which is due to expire on March 7, 2011. The property is located at the corner of Vermillion Drive and Oak Bluff. He continued by stating that this Commission had previously approved this application, with conditions and the designation of a conservation restriction, on March 7, 2006.

Mr. Whitney briefly described the property as a four acre parcel which rises up steeply from Vermillion Drive with wetlands on the easterly and southerly portions of the property. There is also an intermittent watercourse (eroded drainage swale) that runs east to west down the center of the property.

Mr. Whitney stated the application went through the process of a Public Hearing, at which, Mr. Addison was granted an approval for the construction of a house, driveway, septic system and related site grading. Mr. Whitney continued by stating the proposed activities were within the forty and eighty foot regulated area, which was the regulated area at the time of this application. Mr. Whitney stated that the application was approved with a number of conditions, including a conservation restriction over the brook in the wetlands on the easterly portion of the property.

Mr. Whitney explained that Mr. Addison is currently working and residing in Beirut, Lebanon and is unable to begin construction on the property.

Mr. Beauchamp inquired as to what is the normal extension for a request such as this.

Mr. McCahill responded by stating five years and continued by stating that five years is not an unusual request.

Mr. Whitney confirmed that the application is due to expire on March 7, 2011 and that it is understood that all conditions placed upon the initial approval will remain conditions on the permit to be renewed, as there have been no changes in facts or circumstances involved with or affecting any wetlands/watercourses or use of the land for which the permit was issued.

Mr. Whitney stated that Mr. Addison has plans to hopefully return to the United States and start construction within the next two years.

Mr. McCahill stated that this Commission had previously approved this application and had determined that the proposed activities approved would have no adverse affects on the wetlands. That being said, it would seem reasonable to grant the extension for the full five years so Mr. Addison does not have to appear before this Commission in the future.

Mr. Mahoney asked if there were any changes to the Inland Wetlands and Watercourses Regulations from the date of the approval until now.

Mr. McCahill stated that the only change to the Inland Wetlands and Watercourses Regulations was the increase of the of the regulated area from within forty feet from a wetland or eighty feet from a watercourse, to one hundred feet, measured horizontally, from the boundary of any wetland or watercourse. Mr. McCahill stated that entire property is within the regulated area, given consideration to either of the described regulated areas.

Mr. Whitney stated that the previous Public Hearing process was extensive because of the significant activities proposed. He continued by stating that there are detailed plans for a construction sequence in place, listing numerous conditions.

Mr. McCahill stated, in response to Mr. Beauchamp's question, that the Town does not have any issues with this previously approved application. He continued by stating the conservation restriction was filed on February 20, 2007.

Mr. Whitney stated that there have been no construction activities on the site as of this date.

There being no further comments, Mr. Beauchamp made the motion to APPROVE the permit extension for five years, subject to all conditions placed on the initial approval. Mr. Mahoney seconded the motion. The vote was unanimous by Mr. Thier, Mr. Beauchamp, Mr. Mahoney, Ms. Carney and Ms. Dean. The permit extension is valid through and including March 7, 2016.

**STAFF COMMENTS:**

There were no staff comments at this time.

**Authorized Agent Approvals:**

There were no authorized agent approvals at this time.

**APPROVAL OF MINUTES:** November 9, 2010

Chairman Thier asked if there were any corrections to the minutes. There being no corrections, Mr. Beauchamp made the motion to approve the minutes. The motion was seconded by Ms. Carney. The minutes were approved by majority vote by Mr. Thier, Mr. Beauchamp, Mr. Mahoney, Ms. Carney and Ms. Dean.

**NEXT MEETING:** April 5, 2011

There being no further business, the meeting was adjourned at 7:08 pm.  
Respectfully submitted,

Judy Schwartz, Clerk