

LITCHFIELD INLAND WETLAND COMMISSION
Regular Meeting Minutes
October 14, 2015 – 7:00 p.m.
Town Hall Annex, 80 Doyle Rd. Bantam, CT

Call to Order: Chairman Robert Blazek called the regular meeting to order at 7:03 p.m.

Members Present: Chairman Robert Blazek, Carol Williams, Jack Hamill, Linnea Healy, Frederick Minck, Anthony Paradise, Barbara Brower, Abby Conroy and Dr. Frank Schildgen. Also present was Ann Combs, Recording Secretary

Members Absent: Dennis Tobin, Ph.D., Wetlands Agent

Public Comment: None

Appointment of Alternates: None required

APPLICATION CONSIDERATIONS

1. Kukla/Swope – 277 Goshen Road (Map 194, Block 044, Lot 003)

10/14/15

Install drainage system

Dennis McMorow, Berkshire Engineering and Surveying, explained the property is very flat and nowhere for the water to go. George Malia flagged the wetlands. They will put in lawn drains and opted to use an 8" pipe to direct the flow out under the stone wall and into the state system. They will need an encroachment permit from Claire of the DOT. There will be no negative impact to the wetlands.

Motion: Jack Hamill moved to approve the application of Kukla/Swope, 277 Goshen Road, (194/044/003), for installation of a drainage system to connect with DOT drainage on Route 63.

Second: A. Paradise

Vote: All voted aye and the motion carried.

APPLICATION RECEPTIONS

2. Town of Litchfield – North Shore Road

10/14/15

Replace bridge over Butternut Brook

Jack Healy said that originally they were planning a scour protection on the bridge, but the engineers found the abutments were failing, so they want to install a new, wider bridge and a five-foot walkway. There is no rush on this application.

3. Ferguson – 130 Chestnut Hill Road

10/14/15

Installation of in-ground swimming pool and surrounding site improvements with minor grading and draining

Jack Hamill recused himself as a neighbor or the applicant. Mike Cegan appeared for Marron Hill, LLC to explain the application. Trees will be taken down in the start of the regulated area; two mature and 13 pole size. The pool will be situated off the basement egress and use a closed loop cartridge filter with no discharge to the environment. Stockpiling will be done in the driveway area. They will use a double

barrier in the upland review area for erosion control, consisting of a silt fence and a compost-filled filtration sock with no direct impact to the wetlands or watercourse. He will have an environmental planner and civil engineer with him next month.

4. Schlegels Stonework LLC – 13 Breezy Knoll

10/14/15

Installation of boulder wall, granite staircase and fieldstone walls and installation of bluestone patio along water's edge of Bantam Lake

Robert Schlegels was present to say part of the activities are in Morris and will be deleted from the application. The granite staircase is the only part in Litchfield. It will be 11 six-ft. granite blocks for steps down to the lake to be set in gravel with no cement. If movement of the stones occur, he will reset with a bar; no heavy equipment. Dr. Schildgen suggested a bubbler to prevent ice from moving the blocks. He will eliminate the boulder wall and fieldstone walls and patio from the application.

5. Ofman – 29 Dudley Road

10/14/15

Garage addition and extension of existing gravel driveway

Brian Neff, Engineer, was present to explain the 490 sq. ft. addition on the east side for a garage and extend the driveway around to get into the garage doors. This property is at the end of the cul-de-sac with dry hydrant, with a fire pond on the property and piping under the property. There will be no disturbance to the wetlands. A. Paradise asked about the access easement for the hydrant, and Mr. Neff said it was a clear shot until the edge of the wetlands, where it is brushy.

6. Litchfield Housing Trust – Torrington Road (Map 145, Block 020, Lot 005)

10/14/15

Eight-unit affordable housing development

Ken Hrica, PE and Licensed Land Surveyor, was present for this application. B. Brower recused herself for this application, as she is Secretary of the Housing Trust. Mr. Hrica read his letter dated 10/14/15 to the Commission, giving a history of events from three years ago to date that have a bearing on this application. He also asked that the Commission waive the application fee for "good cause." Chairman Blazek felt they should be charged as they are independent of the Town.

Motion: Dr. Frank Schildgen moved to charge the full application fee for this applicant.

Second: Fred Minck

Vote: All voted aye and the motion carried.

Mr. Hrica then explained the plan with map entitled "Site Plan – Gagarin Place." The Army Corps has determined wetlands boundaries. The impact on this site is coming into the driveway area. They have provided a groundwater recharge system to mitigate impact. The upland area is also deemed a wetland area. Development will be in a non-wetland area, with buffers for the pale green orchid. There were questions as to how to segregate the conservation boundaries from the human use plan. Mr. Hrica said it will be clearly marked and policed by the Housing Trust. Mowing will take place every two years between Dec. 1st and Feb. 15th. F. Schildgen had questions about the leaching impact on the water quality downstream. Chairman Blazek then asked that engineering fees be charged, asking assistance from Benesch Engineering Firm in the amount of \$5,000. All agreed.

Motion: Fred Minck moved to have Benesch Engineering Firm assist in the amount of \$5,000, paid for by the applicant.

Second: Carol Williams

Vote: All voted aye and the motion carried.

Motion: Carol Williams moved to approve up to \$3,000 for use in legal fees for Steve Byrne to review the application, paid for by the Housing Trust. Monies not used will be refunded to the Housing Trust.

Second: Fred Minck

Vote: All voted aye and the motion carried.

Mr. Blazek then read Section 9 from the regulations on Public Hearings. The Commission felt this would have a significant impact on the environment and would also be in the public's interest. He would like to set the public hearing for 8:00 on Nov. 10th.

Motion: Fred Minck moved to set the public hearing for 8:00 p.m. on November 19, 2015 at the Town Hall Annex at 80 Doyle Road in Bantam.

Second: Abby Conroy

Vote: All voted aye and the motion carried.

Mr. Blazek then read the statutory procedures for intervenors should any of the public wish to sign up.

7. Approval of Minutes of September 9, 2015

Motion: Dr. Frank Schildgen moved to adopt the 9/9/15 meeting minutes.

Second: Abby Conroy

Vote: All voted aye and the motion carried.

8. Correspondence: None

9. Possible Executive Session to Discuss Pending Litigation: None

10. Adjournment

Motion: Fred Minck moved to adjourn at 8:23 p.m.

Second: Abby Conroy

Vote: All voted aye and the motion carried.

Respectfully submitted,



Ann D. Combs, Recording Secretary