

**TOWN OF SOMERS
CONSERVATION COMMISSION
P.O. BOX 308
SOMERS, CONNECTICUT 06071**

**CONSERVATION MINUTES
REGULAR MEETING
Wednesday, April 5, 2006
7:00 p.m. – Town Hall**

I. CALL TO ORDER

- Acting Chairman Karl Walton called the regular meeting to order at 7:05 p.m. Members Henry Broer, Dan Fraro, Daniel Fraro, Karl Walton, Lise Wood and Alternate Member Candace Aleks (seated for Todd Whitford) were present and constituted a quorum. Wetlands Agent David Askew was also present. Mr. Walton introduced the newest additions to the Commission: Members Henry Broer, Daniel Fraro and Alternate Member Candace Aleks.

II. OLD BUSINESS

a. Discussion/Possible Decision: Wetlands Application #531, 2-Lot Subdivision in Upland Review Area, 93 Field Road, Percoski

Mr. Askew reviewed the plans with the Commission, noting that all activity will take place more than 100 feet away from the wetland. He has no issues with the application and it is very straight forward.

- A motion was made by Lise Wood, seconded by Dan Fraro and unanimously voted to approve Percoski's Wetland Application #531 for a 2-lot subdivision at 93 Field Road.

b. Discussion/Possible Decision: Wetlands Application #532, Dredging Intermittent Watercourse & Culvert Crossing, 92 Scully Road, Chatis

- David Askew provided a sketch of the project together with photos of the area, which is located on a small tributary to Gillette's Brook. This is an intermittent watercourse which has endured a significant influx of sedimentation. Currently, it is overtopping and flowing into the adjacent pasture.

Bruce Wood proposes excavating the stream along approximately 245 linear feet. David Askew has spoken with someone who produces erosion control materials and determined that the approach previously proposed is not the best option. A more favorable plan is to construct the culvert with two plunge pools and then to install stone check dams within the stream to form sediment basins.

Mr. Askew recommends a pre-construction meeting in order to discuss materials and procedures with Mr. Wood.

A motion was made by Dan Fraro, seconded by Candace Aleks, and voted 4 in favor, 0 opposed, and 1 abstention (Wood) to approve Chatis' Wetland Application #532 for dredging and culvert crossing at 92 Scully Road with the condition that a pre-construction meeting be held with David Askew.

c. Discussion/Possible Decision: Wetlands Application #533, Bridge Crossing Stream, 328 Stafford Road, Czerwinski

David Askew reviewed the application, explaining that as a result of the October 2005 flooding, the bridge crossing a stream on Mr. Czerwinski's property was washed out. The applicant may be eligible for federal government funding to cover stream stabilization. Because the stream is trout-bearing, Mr. Askew requests that watertight forms be used when pouring the concrete and that no concrete washing be done within the stream. He also recommends a pre-construction meeting.

A motion was made by Lise Wood, seconded by Henry Broer and unanimously voted to approve Czerwinski's Wetland Application #533 for a bridge at 328 Stafford Road with the conditions that 1) watertight forms be used for pouring concrete, 2) that no concrete washing be done in the stream and 3) that a pre-construction meeting be held with David Askew. In addition, the application fee is to be waived.

d. Discussion/Possible Decision: Wetlands Application #534, 1-Lot Subdivision with Stream Crossing, 183 Mountain Road, DeWitt

T.J. Barresi from Ed Lally and Associates presented the application and reviewed the details. The 1-lot subdivision is situated on the north side of Mountain Road. The wetlands have been flagged by a soil scientist. The driveway is planned to connect with the driveway on an abutter's property, for which the applicant has received an easement. The driveway will cross a wetland for access to a single-family home to be built in the upland review area. A private well and septic system will service the residence.

A number of alternatives were considered and are discussed in a letter from Mr. Barresi. There are no alternatives to the existing crossing that would reduce the amount of wetland to be filled. A crossing approximately 20 feet upstream of the proposed crossing was considered but the applicant could not obtain an easement in this location.

Mr. Barresi presented a drawing of the proposed driveway including a 12-inch pipe culvert to cross the wetland. Fill will be included to build up the driveway grade.

The application has been reviewed by the Zoning Board of Appeals because the driveway location is within 10 feet of the property line. The Planning Commission has also seen the application.

The Fire Chief has been contacted regarding the requirements for a fire turnout and his requests are to be included on the plan. The turnout will be in the upland review area and will require some additional clearing.

David Askew had no additional issues with the application, but did request that a pre-construction meeting

be held.

A motion was made by Lise Wood, seconded by Candace Aleks and unanimously voted to approve DeWitt's Wetland Application #534 for a 1-lot subdivision with stream crossing at 183 Mountain Road with the condition that a pre-construction meeting be held with David Askew.

e. Discussion/Possible Decision: Wetlands Application #535, In-ground Pool in Upland Review Area, 56 Brittany Lane, Witwer

- David Askew reviewed the application with the Commission and noted that the area is drier than it was originally because of the under drains along the road. He explained that the applicant is seeking to install an in-ground pool and he has no issues with the application.

A motion was made by Dan Fraro, seconded by Lise Wood and unanimously voted to approve Witwer's Wetland Application #535 for an in-ground pool at 56 Brittany Lane.

f. Discussion/Possible Decision: Wetlands Application #536, New House with Intermittent Stream & Wetlands Crossing, 167 Root Road, Gallant

- David Askew presented revised plans for the property, which includes land along Root Road in addition to the proposed home site. A considerable amount of ledge was found at the area along Root Road so it is unsuitable for a septic system and is not a feasible alternative as a building site. The house location as proposed is the only one that will work.

Dave has reviewed the buffer planting for the length of the driveway with Mike Mocko. The lot grading will provide the ability to shed water, a detail that has also been incorporated into the proposed plans. Mr. Askew has asked to have a year window after the project is completed to inspect the road. He anticipates that there may be some driveway settling resulting from the weather and from use and he would like to visually inspect how the storm water is behaving on the road over a period of time to insure that discharges of storm water into the wetland are minimized.

Karl Walton suggested markers along the wetland boundary which would be helpful for future owners. Mr. Askew recommended markers delineating the wetland boundary from WB-31 to WB-46 and from WB-5 to WB-10.

A motion was made by Lise Wood, seconded by Henry Broer and unanimously voted to approve Gallant's Wetland Application #536 for a new house and crossing with the conditions that 1) a qualified environmental consultant or engineer inspects the driveway for erosion control once a week until construction is complete, 2) that David Askew does a one-year review of the driveway drainage and 3) that markers be placed on the wetland boundary from WB-31 to WB-46 and from WB-5 to WB-10.

g. Discussion/Possible Decision: Wetlands Application #537, Sewer Expansion within Upland Review Area, 3 Quality Avenue, Town of Somers

- Mr. Askew presented plans for the expansion of the sewer plant within the upland review area. They are proposing the addition of another 2 beds. The wetlands have all been flagged. The applicant will be working within 40 feet of the wetland border in one corner. The area is a flat, forested wetland. David Askew has no issues with the application.

A motion was made by Lise Wood, seconded by Dan Fraro and unanimously voted to approve the Town's Wetland Application #537 for sewer expansion at 3 Quality Avenue.

h. Other - No other Old Business was presented.

III. NEW BUSINESS

a. Discussion/Possible Decision: Request for Extension of Permit #427, Commercial Development, South Road, Ladd

- David Askew explained that this South Road parcel across from Rich's Drive-in includes a wetland. The property will be developed for commercial use. The original 5-year permit was approved on July 11, 2001 and Mr. Ladd is requesting an extension. Mr. Askew has no issues with the permit extension.

- A motion was made by Lise Wood, seconded by Dan Fraro and unanimously voted to grant an extension of Ladd's Wetland Permit #427 for commercial development for an additional 5 years.

b. Wetland Application #538, New House in Upland Review Area, 15 Horseshoe Lane, Roulier & Associates

- Jay Ussery from J. R. Russo and Associates, representing Dan Roulier, presented the plans to construct a home in the upland review area off of Partridge Run. The house will front on Partridge Run, but will have access from Horseshoe Lane. The property is part of Phase II of an approved subdivision established in the mid-1980's and the permit for this parcel, originally granted in the 1990's, has since expired.

The upland review area extends 100 feet into the parcel. They have decided the best way to access the single-family home is to come in from the back of the lot with a common driveway rather than cutting across the stream. The driveway will be located near an intermittent water course. Silt fencing will be used for soil and erosion control.

The applicant is requesting that a special meeting be held for approval so that work can begin as soon as possible.

c. Wetlands Application #539, In-ground Pool in Upland Review Area, 4 Somerset Lane (Laakso Property), Juliano's Pools

The applicant would like to construct an in-ground pool within the existing lawn area adjacent to the home. The wetland area has been mapped and the pool is to be 43 feet from the wetland area. There is a

catch basin in the middle of the wetland. David Askew has no issues with the application.

d. Wetlands Application #540, New House in Upland Review Area, 1027 Main Street, Warren

Al Warren was represented by Scott Neff, Land Surveyor, and Jeffrey Lamavalla, Engineer. The new single-family, 3-bedroom home is to be situated on approximately 2.8 acres on the northerly side of Main Street. A brook runs along the northeasterly edge of the parcel, bisecting the site, and they have just finished putting in the under drains, eliminating the need for a wetland crossing. The wetlands have all been delineated. A private well and septic tank will be placed at the front of the house. Silt fencing will be put in for erosion control. Mr. Askew has asked for low split-rail fencing along the area as well to provide additional buffer to the wetland.

David Askew noted that more lots are being submitted with minimal separating distance between wetlands and building activities and that different strategies, such as split rail fences, are being explored to reduce the incidence of enforcement issues with homeowners, while allowing development on tight parcels. He suggested that the wetland line be permanently delineated.

e. Modification of Wetlands Application #524: Grading in Upland Review Area, 164 Hampden Road, Grower Direct

This item was deferred as no modification was received from the applicant. A brief discussion was held to update the newest members of the Commission about the existing application.

f. Other: Wetlands Application #541, Work Around Pond & Wetlands, 17 Orchard View, Whiteley

Frank Chicharella from Frank's Landscaping presented plans for Dr. Whiteley's property at the end of Orchard View Drive, which is off of Miller Road. The area around the pond has been cleared and the applicant would now like to grade and landscape the area.

The first plan was to dredge the area, but when David Askew visited the site he discovered that the pond has naturalized and is now a breeding location for wood frogs. It was determined that dredging would cause too much impact, so the plan now is to grade the area and put in an outlet pipe. The vegetation along the pond's edge will be re-established to eventually hang over the water and provide additional habitat.

David Askew will meet with Frank Chicharella to discuss the pond drainage and set up a more detailed plan prior to the next meeting, including a planting list.

IV. AUDIENCE PARTICIPATION - There was none.

V. DISCUSSION: PLAN OF CONSERVATION AND DEVELOPMENT

The next POCD meeting is April 24, 2006.

VI. STAFF/COMMISSIONER REPORTS

David Askew presented the Wetland's Agent Report, explaining each item briefly. A motion was made by Lise Wood, seconded by Dan Fraro and unanimously voted to accept the report as written.

Mr. Askew explained to the new members that there are DEP Wetlands Training Classes which they are invited to attend. Anyone interested in going should contact him.

It was determined that a Special Meeting of the Conservation Commission would be held on April 19, 2006. Mr. Askew or Patrice Carson will contact everyone via email.

VII. CORRESPONDENCE AND BILLS

- A bill dated April 5, 2006 was presented from the Journal Inquirer in the amount of \$55.09. A motion was made by Lise Wood, seconded by Henry Broer and unanimously voted to pay the bill.

VIII. MINUTES APPROVAL - February 1, 2006 and March 7, 2006

This item was deferred until the next meeting.

IX. ADJOURNMENT

A motion was made by Lise Wood, seconded by Dan Fraro and unanimously voted to adjourn the April 5, 2006 Conservation Commission meeting at 9:15 p.m.

Respectfully submitted,

Lise Wood, Secretary

Robin Timmons, Recording Secretary

MINUTES ARE NOT OFFICIAL UNTIL APPROVAL AT A SUBSEQUENT MEETING.