

Town of Weston
Conservation Commission
Regular Meeting
May 16, 2024 7:30 p.m.

Conducted remotely via Internet and Telephone

MINUTES

Vice Chairwoman Mary Francios called the meeting to order at 7:33 pm. Present were, Abigail Squance, Michael Lubell and Kirby Brendsel. Also present were Dr. Tom Failla, Conservation Planner and Felippo Scandizzo, Recording Secretary.

Receipt of Applications

48 Kettle Creek, site development, Kelley Towne Bldg & Dev. [CC-24-11-COM]

8 Jana, renovations, restore URA and wetland edge, Hofer [CC-24-12-COM]

Vice Chairwoman Francios acknowledged the applications received as of May 16, 2024.

Discussion/Decisions

26 Norfield, ADU site development, Adegi Boto [CC-24-05-COM]

Dean Martin from Grumman Engineering LLC, presented site plans, updated construction sequence and answered questions from the Commissioners. Mr. Martin addressed concerns the Commissioners had at the last meeting. Mr. Martin stated that the 3 stumps on the property will be removed, the stockpile will be moved and disposed elsewhere. Mr. Martin also stated the access route will go along the existing driveway. Commissioner Squance requested a planting plan. Mr. Martin stated he would provide a planting Plan and went over some of the plants on the plan.

Commissioner Brendsel made a MOTION to APPROVE the Plan for 26 Norfield, ADU site development, Adegi Boto [CC-24-05-COM]. Vice Chairwoman Francios SECONDED; The MOTION CARRIED UNANIMOUSLY.

44 Kellogg Hill, playset, grading, landscaping, Covino-Delory [CC-24-06- COM]

Craig Kopfmann from Green Acres Landscape & Design, LLC, presented the updated site plan and answered concerns and questions from the Commissioners. Mr. Kopfmann addressed concerns the Commissioners had at the last meeting. Mr. Kopfmann stated that a double silt fence was added to the plan, the proposed playset is moved north away from wetlands and the stumps will be removed and not grinded down, due to larger stones and small boulders around that can damage the machinery.

Commissioner Squance made a MOTION to APPROVE the Plan for 44 Kellogg Hill, playset, grading, landscaping, Covino-Delory [CC-24-06- COM]. Commissioner Brendsel SECONDED; The MOTION CARRIED UNANIMOUSLY.

29 Briar Oak, ADU, drainage, septic, Gutkowski [CC-24-07-COM]

Dean Martin from Grumman Engineering LLC, presented site plans and answered questions from the Commissioners. The plan is to construct a detached garage with a 2nd floor living space, septic system, drainage system and expand the driveway. Neighbor Jim Dart from 37 Briar Oak, shared concerns about his Well/water supply being affected. Commissioner Francios directed Jim to the Health Dept for questions regarding septic. Commissioner Squance shared concerns with all the drainage directed to the back of the home and how close the septic and drainage are to each other.

Vice Chairwoman Francios made a MOTION to APPROVE the Plan for 29 Briar Oak, ADU, drainage, septic, Gutkowski [CC-24-07-COM] with conditional approval for revised site plan to relocate Septic tank and drainage system. Commissioner Brendsel SECONDED; The MOTION CARRIED UNANIMOUSLY.

119 Weston, addition and drainage, Mellen [CC-24-08-COM]

Wayne D'Avanzo from Fairfield County Engineering presented site plans and answered questions from the Commissioners. The plan is to construct a 2-story addition with kitchen/great room and master suite. Commissioner Squance shared concerns with the size of the stockpile area and fill. Mr. D'Avanzo stated that the stockpile perimeter is 15 feet, and the fill will be minimal and taken offsite. Commissioner Squance also shared concerned with access to the site, the access is tight and close to the wetland area.

Commissioner Brendsel made a MOTION to APPROVE the Plan for 119 Weston, addition and drainage, Mellen [CC-24-08-COM]. Commissioner Lubell SECONDED; The MOTION CARRIED UNANIMOUSLY.

33 Cannondale, new site development plan Wallis [CC-24-09-COM]

Bryan Muller from Muller Engineering presented site plans and answered questions from the Commissioners. The plan is to construct a new single-family residence, well septic and a storm water management system. The construction will include a new dwelling, driveway, patio, porch, walks and associated site improvements.

Vice Chairwoman Francios made a MOTION to APPROVE the Plan for 33 Cannondale, new site development plan Wallis [CC-24-09-COM]. Commissioner Brendsel SECONDED; The MOTION CARRIED UNANIMOUSLY.

40 Wildwood, Replace crushed driveway pipe in stream, Goldstein [CC-24-10-COM]

Heather Johnson Project Manager from Complete Excavation presented site plans and answered questions from the Commissioners. The plan is to replace the existing storm drainage pipe under the driveway, remove wing walls, excavate & remove pipe and replace it with new 24-inch pipe. Rip-raps, haybales and silt fences will be used to filter water and the construction should take about 2 days to complete.

Commissioner Brendsel made a MOTION to APPROVE the Plan for 40 Wildwood, Replace crushed driveway pipe in stream, Goldstein [CC-24-10-COM] Commissioner Squance SECONDED; The MOTION CARRIED UNANIMOUSLY.

Staff Report/Recommendation:

Michaels Way Bridge, Invasive Plant Removal Plan Update, [CC-23-17-COM]

50 Kettle Creek Update, wildflower planting plan, Kelley [CC-23-06]

Dr. Tom Failla updated the Commissioners with existing permits. Dr. Failla provided the Commissioners with the Invasive Vegetation Removal Plan for Michaels Way Bridge and gave an update on 50 Kettle Creek Update, wildflower planting plan.

Other Business:

Dr. Failla stated the Commission must designate the Land Use Director as the Deputy Agent to stand in place while Dr. Failla is away on vacation.

Commissioner Brendsel made a MOTION to deputize Richelle Hodza as the Deputy Inland Wetlands Agent. Commissioner Francios SECONDED; The MOTION CARRIED UNANIMOUSLY.

Approval of Minutes:

April 25, 2024; Walk Notes May 4, 2024

Vice Chairwoman Francios made a MOTION to APPROVE the Regular Meeting minutes for April 25, 2024, Commissioner Squance SECONDED; Commissioner Lubell ABSTAINED. The MOTION CARRIED 3/0/1.

Commissioner Brendsel made a MOTION to APPROVE Walk Notes from May 4, 2024. Vice Chairwoman Francios SECONDED; Commissioners Lubell, Squance and Francios ABSTAINED. The MOTION CARRIED 1/0/3.

9:26PM Commissioner Brendsel made a MOTION to ADJOURN the meeting. Commissioner Squance SECONDED; The MOTION CARRIED UNANIMOUSLY.

Respectfully Submitted,

Felippo Scandizzo

Recording Secretary