

MEMBERS PRESENT:

Chairman, Ted von Rosenvinge, Vice-Chairman, Sarah Schlechter, Mike Reiner, Ed Schwarz
Jim Smith, Bob Turner (7:58), Holly Charlesworth
Also present: Tracy Kulikowski, Land Use Director

Mr. von Rosenvinge opened the virtual meeting at 7:35 p.m.

DISCUSSION/DECISION: JONATHAN ROGERS, 142 STEEPHILL ROAD, SINGLE FAMILY HOME, WIDEN DRIVEWAY EXTEND CULVERT AND RELATED SITE IMPROVEMENTS

Jon Rogers, builder and property owner, thanked everyone for attending a special meeting and reviewed modifications to the plan that were made following last week's meeting. He noted the proposed fence and planting of a tree line to protect the wetlands on the adjacent property. Larry Edwards, P.E. stated that the fence and tree buffer were of greater benefit to the wetlands than moving the house. Otto Thiel, soil scientist, noted his September 1, 2020 letter in response to questions raised by the Commission at the August 27, 2020 meeting. Discussion regarding extending the trees further to the south, the construction and stock pile location ensued.

Mr. Edwards then explained minor changes to the site grades for the driveway and the area around the proposed house, cut and fill locations around the house and the proposed grading work around the storm water infiltrator. He stated that a stock pile area would be established and the tree line could be extended to protect the adjacent wetland.

MOTION FOR APPROVAL

Mr. von Rosenvinge made a motion to approve the application for Rogers, 142 Steephill Road for a single family home and related site improvements as shown on plans prepared by J. Edwards & Associates LLC, with the most recent revision of 9/1/20, subject to Standard Conditions A-G., H. Applicant will revise the plan to extend the tree line 60 feet to the southeast to extend the barrier up gradient of the wetland., I. The applicant will amend the plan to show the temporary stockpile location and the silt fence in accordance with the Town detail., J. The applicant will add a construction sequence to the plan and will be updated and submitted as part of the final application to be reviewed on September 24, 2020. This motion is not to be construed as an approval of the entire application, the rest of the application has yet to be resolved and will be discussed at the next meeting. Mr. Reiner seconded the motion. All in favor, the motion carried (6-0 [abstain, Charlesworth]).

MOTION TO ADJOURN

Mr. Smith made a motion to adjourn and Mr. Schwarz seconded. All in favor, the meeting adjourned at 8:21 p.m.

Respectfully submitted,

Delana Lustberg
Recording Secretary