

DATE APPROVED:

CONSERVATION COMMISSION MINUTES FOR FEBRUARY 25, 2021 PAGE #21-4

MEMBERS PRESENT:

Chairman, Ted von Rosenvinge, Vice-Chairman, Sarah Schlechter, Ed Schwarz, Jim Smith, Bob Turner, Holly Charlesworth and Mike Reiner
Also present: Keisha Fink, Conservation Planner

Mr. von Rosenvinge opened the virtual Regular Meeting at 7:30 p.m.

RECEIPT OF APPLICATIONS

- Joseph & Deborah Sencen. 30 Glenwood Road, additions and renovations to existing home
- Jeffrey & Shannon O'Hara, 17 Blueberry Hill Road, septic tank replacement, new Cultec drainage system

MOTION TO RECEIVE

Mr. von Rosenvinge made a motion to receive the applications of 30 Glenwood Road and 17 Blueberry Hill Road and Mr. Reiner seconded. All in favor, the motion carried (7-0).

DICSUSSION/DECISION CONT'D: PAUL & JACQUELINE MARTIN (OWNERS) JOHN KAESER (CONTRACT PURCHASER/AGENT), 45 RIDGE ROAD, SINGLE FAMILY HOUSE, SEPTIC SYSTEM WELL, DRIVEWAY, POOL & ASSOCIATED SITE IMPROVEMENTS

Keith Buda, P.E. from Pereira Engineering, LLC stated that last month the Commission wanted additional information about plantings, a planting berm and revising drainage calculations and revisions have been made to the site plan and drainage report. He noted that the silt fence will be a geo-textile silt fences and referred them to the details with a sand log in between them. Mr. Buda indicated that they added plantings along the southern edge of the driveway opposite the garage bordering the wetlands and noted the planting legend on the plan. He also noted that the gravel driveway will be maintained and any change will come back to the Commission for approval. He explained that they modeled the driveway as if it was impervious for runoff calculations and sizing. Discussion ensued.

Mr. Buda then explained that around the perimeter of the pool they added a drain around the pool and the patio in the back of the residence and runoff is piped into yard drain in the driveway and routed to the storm water management Cultek.

MOTION FOR APPROVAL

Mr. von Rosenvinge made a motion to approve the application for 45 Ridge Road as shown on plans prepared by Ochman Associates, dated 1/13/21 and revised 2/12/21 subject to Standard Conditions A-G. and H. Boldly Note that the driveway cannot be changed, altered or modified without coming before the Commission for approval. I. The driveway detail is to include Section EE having under drain detail and cross section and retaining walls within the existing width of the driveway for review and approval by the Conservation Planner. Ms. Schlechter seconded the motion. All in favor, the motion carried (7-0).

DISCUSSION/DECISION: RINA & BRETT SHANE, 37 HACKBERRY HILL ROAD, ADDITION

The owners explained the additions proposed as bump outs from the existing structure and noted that the middle one is a 2 story structure. They indicated the location of the pipe for drainage that will handle additional runoff from the additions. Mr. Shane explained that the pipe already exists they are just asking to tie into it for the additions. Discussion ensued. Following discussion the matter was continued to the next meeting in order to get additional information on the additional runoff.

DISCUSSION/DECISION: MJL REALTY INVESTMENTS, LLC (OWNER) OCHMAN ASSOCIATES (AGENT) 85 WESTON WOODS WAY, SINGLE FAMILY HOUSE, SEPTIC SYSTEM, WELL, DRIVEWAY& ASSOCIATED SITE IMPROVEMENTS

Mark Ochman P.E. presented the application and stated that there are no wetlands on the property but there are off site wetlands. They propose to build a 5 bedroom residence and detention system for the driveway to collect runoff and associated grading for septic system. The septic system is located outside the upland review area, they are not removing any trees and they configured the drainage system to be away from nice large beech trees on the site. He also indicated the limit of disturbance and the hay baled with double silt fence on south edge. Discussion ensued.

MOTION FOR APPROVAL

Mr. von Roseninge made a motion to approve the application as shown on plans prepared by Ochman Associates dated last revised 1/14/21, subject to Standard Conditions A-G and Mr. Schwarz seconded. All in favor, the motion carried (7-0).

DISCUSSION/DECISION: MEGAN & BRIAN PHILPOTT, 197 GODFREY ROAD, ADDITION, DECK PATIO

Jim Kousidis with Kousidis Engineering, representing owners, explained that there are 90 sq. ft. of wetlands on the property but it runs right along the property line. The plan is to maintain the existing gravel driveway and existing log cabin and provide a front porch and extend the rear deck. There is a new septic system and reserve area indicated and also the drainage area. Mr. Kousidis also noted that the runoff from the addition will be directed to a drainage system in the back sized for runoff in a 50 year storm. He noted that they will add double silt fence with hay as there is only 1 shown on the plans. Following some discussion, the matter was continued to the next meeting.

MOTION TO ADJOURN

Mr. Turner made a motion to adjourn and Mr. von Roseninge seconded. All in favor, the meeting adjourned at 9:55 p.m.

Respectfully submitted,

Delana Lustberg
Recording Secretary