

DATE APPROVED:

CONSERVATION COMMISSION MINUTES FOR NOVEMBER 18, 2021 PAGE #21-26

MEMBERS PRESENT:

Chairman, Ted von Rosenvinge, Vice-Chairman, Sarah Schlechter, Mike Reiner, Holly Charlesworth, Bob Turner, Jim Smith

Also present: Tom Failla, Conservation Planner and Tracy Kulikowski, Land Use Director

RECEIPT OF APPLICATIONS:

- Town of Weston, CT & The Nature Conservancy of CT [owners], Friends of Lachat, Inc. [agent]; 106 Godfrey Road West; Offutt Education Center at Lachat Town Farm – Construction of multi-use community building and associated parking, stormwater detention and septic system

MOTION FOR RECEIPT:

Mr. von Rosenvinge made a motion to receive the application for Town of Weston CT & The Nature Conservancy of CT, 106 Godfrey Road West, and Mr. Reiner seconded. All in favor, the motion carried (6-0).

DISCUSSION/DECISION: CHARLES BINDER & NANCY SHOR (OWNERS) AMBROSIO LANDSCAPE SOLUTIONS (AGENT) 21 TWIN WALLS LANE, INGROUND POOL, PATIO, EQUIPMENT PAD

Kevin Ambrosio, Landscape Architect, on behalf of the owners, requested an extension of the discussion to the next meeting.

MOTION

Mr. Turner made a motion to approve the extension request and Mr. Reiner seconded. All in favor, the motion carried (6-0).

DISCUSSION/DECISION: BIRNDORF/LABOW (OWNERS), GRUMMAN ENGINEERING (AGENT); 188 DAVIS HILL; POOL & RELATED EQUIPMENT

Dean Martin, P.E., explained that this is a 2.44 acre property with a substantial amount of wetlands on the south portion of about .36 acres. He stated that they propose an in ground pool and indicated the location of septic in the front and well in the rear. He explained that they are 25 ft. from the well and it is a 35'x16' pool with a 10' patio on the south end. Mr. Martin further noted that it is an existing lawn area and indicated the storm water retention with 2 cultek units off the south end of the patio. In response to a question posed by Mr. Reiner, Mr. Martin stated that the wetlands are about 27-28' from the pool decking and 36' from the pool water. Discussion ensued.

MOTION FOR APPROVAL

Mr. von Rosenvinge made a motion to approve the plan for a pool as shown on plans prepared by Grumman Engineering dated 8/3/21, subject to Standard Conditions A-G and Mr. Smith seconded. All in favor, the motion carried (6-0).

DISCUSSION/DECISION: GOLDSBERG/JOHNSON [OWNERS], GRUMMAN ENGINEERING [AGENT]: 18 LAUREL LAKE WEST; POOL, PATIO, DECK & RELATED EQUIPMENT

Dean Martin, P.E. with Grumman Engineering, explained that this is a 2.5 acre property with the septic system in the front and Laurel Lake borders on 3 sides of the dwelling. The proposal is to install a free form pool off the southeast corner of dwelling and patio and expand the deck on the eastern side. He indicated the wetland line noting that the closest point is 14 ft. and indicated the storm water retention systems, 2 culteks with catch basins. He also noted that the swing set needs to be removed. Discussion ensued.

Mr. Reiner expressed concern that 14 feet is very close. Ms. Schlechter stated that she would like to see where the swing set is going to go. Ms. Charlesworth also expressed concern about the 14 foot distance noting that she would like to see it further away from the wetlands with less impervious surface. Mr. Martin stated that he would come up with alternate designs and return for the next meeting. Mr. Failla suggested that a vegetative buffer may be a way to soften the impacts given the proximity of the pool and patio. The matter was continued and added to the next site walk.

DISCUSSION: CONSERVATION PLANNER UPDATE ON NOVEMBER 6 CACIWC ANNUAL MEETING AND WEBINAR

Mr. Failla gave an update for the Commissioners highlighting how extreme weather affects the river flows and removal of invasive species in wetlands.

APPROVAL OF MINUTES:

Mr. Smith made a motion to approve the Minutes from the November 6, 2021 site walk visit and Ms. Schlechter seconded. All in favor, the motion carried (6-0).

Mr. Smith made a motion to approve the Minutes from the October 28, 2021 meeting and Ms. Charlesworth seconded. All in favor, the motion carried (5-0 [Schlechter abstain]).

MOTION TO ADJOURN

Mr. von Rosenvinge made a motion to adjourn and Mr. Smith seconded. All in favor, the meeting adjourned at 8:55 p.m.

Respectfully submitted,

Delana Lustberg
Recording Secretary