

Bolton Inland Wetlands Commission
Regular Meeting, August 27, 2019, 7:00 p.m.
Minutes
Bolton Town Hall
222 Bolton Center Rd, Bolton, CT

Lally called the meeting to order at 7:00 p.m.

| | | Present | Absent |
|------------------|---------------|----------------|---------------|
| Regular Member | Jane Darico | X | |
| Chairman | Ross Lally | X | |
| Vice Chairman | James Loersch | X | |
| Regular Member | David Ostafin | | X |
| Regular Member | Open | | |
| Alternate Member | Open | | |
| Staff | Barbara Kelly | X | |

1. Approval of Agenda

Motion: The Bolton Inland Wetlands Commission amends the agenda by adding application 2019-5 to New Business.

By: Darico

Seconded: Loersch

Voting:

For: Darico, Loersch, Lally

Against: None

Abstain: None

2. Old Business

None

3. New Business

A. Application 2019-4 – David Carmody – 105 Brandy Street – 40’ x 23’ Garage and 16’ x 16’ Deck.

The applicant was not present.

Staff recounted the history of this property. A permit was issued for the subdivision and another issued for the house in the upland review area. She recently inspected the house completion for sign off on the Certificate of Occupancy. The applicant is now applying to add a deck and a large shed. These will be in the upland review area.

The property has a rise and then slopes to the rear with a finger of wetlands on the side. The lawn is established. The deck and shed will be to the rear of the house. The shed will be a pre-built type. The applicant is not expecting to add or extend a driveway to the shed. Staff does not know the specifics of the shed footing.

Loersch feels adding the deck can be delegated to the Wetlands Agent. More information is required before a decision is made about the shed. Staff does not think the specifics of the shed placement will be affected by the deck, if in place.

Lally feels the shed can be conditionally delegated to the Agent depending upon the shed footing. Conditions would include the excavation of material, the stockpiling of same, and appropriate sedimentation controls.

Motion: The Bolton Inland Wetlands Commission delegate the deck permitting to the Wetlands Agent for application 2019-4. The shed can be added to the application as a modification.

By: Loersch

Seconded: Darico

Discussion:

Staff should inform the IWC if/when the applicant provides the required information about the shed construction. Should that be considered minor, the shed may be delegated to the Inlands Agent.

Voting:

For: Darico, Loersch, Lally

Against: None

Abstain: None

B. Application 2019-5 – Manuel Correia – 12 Webster Lane – Addition to existing single-family home

Manny Correia was present. He indicated he wants to add a bathroom and bedroom closet to the existing house. The addition will be two feet out from the house and in line with the existing porch. The covered porch will be extended to wrap-around the house to the door. There is some pitch to the property going towards the wetlands. The slope is lawn that does extend into the wetlands.

The house is a ranch style one. The material to be excavated will be used to backfill the addition and grade around the house.

Lally indicated the soil stockpile must be protected from erosion with sedimentation barriers or covered with a trap. The goal is to keep sediment out of the stream while construction is taking place and until the area is reseeded and stable.

Mr. Correia would like to start on this project as soon as possible to be able to seed the lawn before the end of this growing season. Lally indicated that the applicant can work with the Inlands Agent in the field to protect the wetlands. This will speed up the process to provide good customer service while the IWC can be sure the wetlands are safe.

Motion: The Bolton Inland Wetlands Commission delegates application 2019-5 to the Wetlands Agent because no work will take place in the wetlands and there will not be significant impact.

By: Loersch

Seconded: Darico

Discussion:

The stockpile location will be determined by the Wetlands Agent and the appropriate erosion and sediment controls used. The controls are to remain in place until a lawn is established.

Voting:

For: Darico, Loersch, Lally

Against: None

Abstain: None

Staff informed the applicant that the Town must give notice to the town of Andover as the property is within five-hundred yards of the town line and that the Wetlands Agent will be handling the application. Once it is determined there is no comment returned from Andover Staff will inform the applicant and write up the permit. Mr. Correia may apply for the building permit tomorrow although the Wetlands Agent cannot sign off on that until the comment period for Andover has passed.

4. Public Comment

None

5. Approval of Minutes – July 23, 2019 Regular meeting

Motion: The Bolton Inland Wetlands Commission approves the minutes as written.

By: Darico

Seconded: Loersch

Voting:

For: Loersch, Darico, Lally

Against: None

Abstain: None

6. Wetlands Agent Report

Staff provided the following updates:

- Staff has noticed a very serious wetlands violation at 65 Shoddy Mill Road. There appears to be extensive filling taking place in the Baker Brook flood plain. She estimates 5,000 sq. feet of review area is involved. Because of the serious nature of this activity Staff will immediately issue a cease and desist order. The IWC will be available next week should the owner ask for a hearing within ten days of issuance of the order.
- The level spreader is in at the dentist's office. The Town Engineer will inspect this to make sure it is indeed level. The erosion scar must still be corrected. If this is not correct before the next regular meeting of the IWC the owner will be asked to appear at the meeting.

- The storm water pipes were rerouted to avoid having the outlet within 100' of the wetlands at the Town Garage.
- The erosion off the commuter lot will be corrected by the DOT's contractor when the punch list for the entire project is addressed.
- Staff has not been back to Notch Road to see that the action required has been completed. Staff will copy the IWC members on the status after she does inspect the property.

7. Other

None

8. Adjournment

Motion: The Bolton Inland Wetlands Commission moves to adjourn the meeting at 7:49 p.m.

By: Darico

Seconded: Loersch

Voting:

For: Loersch, Lally, Darico

Against: None

Abstain: None

Respectfully submitted,

Yvonne B. Filip

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Commission Clerk

PLEASE SEE THE MINUTES OF SUBSEQUENT MEETINGS FOR THE APPROVAL OF THESE MINUTES AND ANY CORRECTIONS HERETO.