

**TOWN OF NEW CANAAN, CONNECTICUT
ENVIRONMENTAL COMMISSION
MINUTES OF MEETING
MONDAY, SEPTEMBER 15, 2008**

TOWN HALL- Board Room 7:30 PM

REGULAR MEMBERS PRESENT:

**Mr. Stepanek, Chairman
Ms. Turrentine, Secretary
Mr. Begoon
Mr. Dobbyn
Dr. Englund
Mr. Tiefenthaler
Mr. Tonkovich**

REGULAR MEMBERS ABSENT:

ALTERNATE MEMBERS PRESENT:

**Mr. Kinne
Mr. Pauley
Mr. Blauvelt**

ALTERNATE MEMBERS ABSENT:

Also in Attendance:

Kathleen Holland, Agent

1. Chairman Stepanek called the meeting to order at 7:35 p.m.
2. Roll Call.
3. The Agenda was unanimously approved upon motion of Dr. Englund and second of Mr. Tonkovich.
4. The Minutes of the Regular Meeting on August 18, 2008 were unanimously approved upon motion of Mr. Kinne and second of Dr. Englund.

The following applications were received and scheduled for the October 20, 2008 meeting:

5. **Application Number 08-57** - 22 Carter Street-New Canaan Mounted Troop- Remove existing barn and indoor riding ring and replace with new stable and detached indoor ring. Revise traffic circulation and corral layout. Construct new Septic system and utilities. Holt McChord, McChord Engineering Assoc. Inc., Agent

Holt McChord, McChord Engineering Associates, Inc., asked for Special Meeting to discuss the application. The Chairman confirmed that a quorum was available and a Special Meeting on September 30, 2008 at 10:00 a.m. was scheduled.

6. **Application Number 08-58** - 12 Silvermine Road - Remove fill from rear forested wetlands and mitigate disturbed areas with plantings. Construct natural boulder swale in rear forested wetlands. Re-establish lawn area over designated wetlands that are adjacent to rear of existing home for lawn/play area, Install 6' high fence along Route 123. Dean Pushlar, ASLA, Agent

Application to be heard at the Regular Meeting on October 20, 2008.

OPEN PUBLIC HEARINIG

7. **Application Number 08-32** - 680 Carter Street - Four lot subdivision of 10.73 acres. Michael P. Sweeney, Esq., Agent. (Continued from August 18, 2008 meeting. Extension of time granted to Commission from Applicant.)

Michael Sweeney, Sandak Hennessey & Greco LLP, presented the application. Mr. Sweeney discussed Rocco V. D'Andrea's August 15, 2008 report. Mr. Sweeney stated that a meeting to tour the site was held with residents and Holt McChord, McChord Engineering Associates, Inc. The Commission discussed the proposed

plans, the spring and fall maintenance schedules of the drainage structures, and suggested that language be added to homeowner's deeds regarding maintenance.

The Chairman asked for public comment. Kelly Lowry, 93 Buttery Road, expressed concern of water run-off, salt and sand issues. Sheila Gallo, 104 Pocconock Trail, discussed regulations regarding subdivisions and expressed her concerns regarding topography and flooding. Sally Hagerty, 205 Pocconock Trail, expressed her concern regarding drainage. Mr. Pauley explained that the drainage system is designed to channel and capture excess run-off, then release the run-off at a slow rate into the topography. Cathy Doyle, 91 Pocconock Trail, discussed current flooding issues. Stuart Ames, 203 Pocconock Trail, discussed 100 year storms as well as overflow from an existing culvert. Mike Pastore, Town Engineer, stated that the existing neighborhood is in a low-lying area and that water run-off causing current flooding is not caused by the existing culvert. Ms. Gallo discussed the Commission's responsibility towards over-development and suggested that a builder's escrow account be set up until construction is complete. Mr. Dobbyn stated that that is not within the power of the Environmental Commission, but that there are civil remedies that resident's can take regarding flooding issues.

Mr. McChord discussed the current flooding issues and stated his concerns with the lack of attendance for the on-site tour. Mr. Sweeny submitted a letter to Ms. Holland from the surveyor verifying that the land is 900 feet from the City of Norwalk property line.

Upon motion of Mr. Tonkovich and second by Dr. Englund, the Commission unanimously approved the application with conditions.

1. Provide monuments marking the location of the conservation easement area.
 2. Incorporate Stormwater Facility Maintenance Plan dated September 15th, 2008 into the record and individual property deeds.
 3. The four property owners shall be jointly and severally responsible to submit proof confirming compliance with the Storm Facility Maintenance plan to the Environmental Commission on or about December 1st and July 1st, annually and shall be enforceable by the Town.
8. **Application Number 08-50** - Huckleberry Hill Rd, bridge over Silvermine River. Town of New Canaan. The replacement of bridge #089005. BL Companies, Agent.

Brian Cuda, Director, BL Companies, discussed the proposed plans for the new bridge, including elevation, width and material, and that the new redesign would create a safer passageway. Mr. Cuda stated that funding is provided by the Town and that the project would begin in 2009, with completion in approximately three months.

The Chairman asked for public comment. Jeff Williams, 337 Valley Road, discussed silt run-off, wing-walls, and coffer dams. Joan Puccini, 447 Valley Road, discussed water flow and up-river activities. Lynn Richardson, 80 Huckleberry Hill Road, discussed flooding and the style of the bridge. Amy Harkins, 80 Huckleberry Hill Road, discussed hydraulic models and road widening. Mrs. Puccini suggested adding a white line for visual purposes.

Upon motion of Mr. Tonkovich and second by Mr. Tiefenthaler, the Commission unanimously approved the application with conditions.

1. Steel coffer dams shall be utilized.

ADJOURN PUBLIC HEARING

OPEN REGULAR MEETING

9. **Application number 08-51** - 447 Valley Road – Arthur V. and Joan D. Puccini Trustees - Pond clean-up to remove sediment material. Excavate pond to proposed depth and shape. Construction of retaining walls adjacent to pond. Placement of large stones adjacent to property as to re-direct water flow. Fortina Escalante Inc., Agent.

Fernando Escalante, Fortina Escalante Inc., presented the application. Mr. Escalante discussed the proposed excavation, location of the wetlands, fill, and retaining walls. Dr. Englund discussed City of Norwalk's First District Water's

existing 6-inch pipe, which supplies reservoir water to Norwalk. Mr. Escalante stated that they would locate and work around the pipe. Also, additional boulders will be added to the existing boulder structure to slow the water flow and prevent further erosion.

Upon motion of Mr. Tonkovich and second by Dr. Englund, the Commission unanimously approved the application.

Agent Report – Administrative Actions

10. **License Number 08-49a** issued to William H. & Elizabeth N. Tobey, 227 South Bald Hill Road. To construct addition to existing residence. Provide associated drainage improvements and reconfigure existing septic system to accommodate building addition. APPROVED.
11. **License Number 08-52a** issued to Joseph C. Valdes & Natalia V. Klykova, 62 Salem Road. To replace failed roof leader in front yard and to bury utility line. APPROVED.
12. **License Number 08-54a** issued to John A. and Audrey L. Kallassy, 124 Thayer Pond Road. To construct a retaining wall on sides of property in addition to regrading of slopes and embankments. APPROVED.
13. **License Number 08-55a** issued to Joyce D. Flaschen Trustee & Robert J. Miller Trustee, 178 Sleepy Hollow Road. To re-grade, repave and relocate driveway away from intermittent watercourse, create parking court, re-lay existing flagstone patio, bury overhead wires, create new level walkway with plantings and restabilize all areas. APPROVED.

Request for Modifications/Transfers/Extensions

OTHER:

None.

Adjourn

Upon motion of Mr. Tonkovich and second of Dr. Englund, the meeting was adjourned at 9:50 p.m.

Attest: Toddy Turrentine, Secretary