

MINUTES – REGULAR MEETING
SEYMOUR INLAND WETLANDS COMMISSION
MONDAY, APRIL 25, 2011
NORMA DRUMMER ROOM, SEYMOUR TOWN HALL

Members in Attendance: John Conroy, Bill Banks, Ralph Noel

Also Present: Peter Jezierny, Inland Wetlands Enforcement Officer

MOTION: B.Banks/R. Noel to have John Conroy acting chairman for the Meeting.
Motion Carried – 3-0.

Acting Chm. Conroy called the meeting to order at 7:30 p.m.

StormWater Management Plan, 172 North Street

Manny Silva, Rose Tiso and Joseph Miceli, MTM Family Limited Partnership were present. Mr. Silva stated that the project has been approved by the Planning & Zoning Commission and they are here for storm water management approval. There were some minor comments from the Town Engineer. He stated that they have added the names of the individuals who will be responsible for the soil and erosion controls. The Town Engineer also wanted protection for the catchbasin on North Street, prior to the start of the project and they will be adding silt sacks to the basin. There will be a silt fence around the entire property and it will be built that way. The town engineer indicated that the 50' anti-tracking pad is adequate. Mr. Silva stated that a note addressing inspections and their frequency has been added and those records will be kept at the job site. He stated that someone from Rose Tiso will be the person who will do the final inspection and the maintenance plan will be carried out by the owner or the person in charge of maintaining the site. He stated that all the engineer's concerns have been answered. The entrance will be from North Street and this was also reviewed by DOT and they did not want the entrance from Route 67.

Mr. Conroy asked if the storm drain goes out to Bladen's Book and Mr. Silva indicated that it does. There is a control structure that holds the water in the detention basin.

MOTION: R. Noel/B. Banks to approve the permit for 172 North Street. It was noted that a letter was received from Nafis & Young indicating that they had reviewed the plans.
Motion Carried 3-0.

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Subdivision Referral, Ansonia Wetlands Commission

Mr. Conroy stated that there was no one in attendance from Ansonia and the Commission has some questions regarding this project. Mr. Conroy stated that B&B Engineering is working on the project and Mr. Conroy asked that someone from that firm be present at the next meeting to answer questions and also have the Ansonia Inland Wetlands Officer present.

MOTION: R. Noel/B. Banks to table this to the May meeting
Motion Carried 3-0.

Rolling Hills Estates, Section 1, Phase 3

Don Smith representing Baker Residential was present and stated that this project has been going on for a few years. He stated that the subdivision is broken down into two sections. The lower section was the initial section which includes Rolling Hills Drive, Forest Hollow Road, Red Oak Lane, Hidden Meadow and Fox Run. Section 1, Phase 1 was basically Rolling Hills Drive and Forest Hollow and that is still under construction with a number of houses currently being built. Section 2 is Red Oak Lane and the southerly portion of Hidden Meadow. He stated that there are a couple of empty lots at the end of the cul-de-sac which are being worked on. Mr. Smith stated that he is here tonight to give an update on Phase 3 which includes Lots 37, 38, 39 and 40 and all the lots in the northern Fox Run Lane. He stated that they have gone through the bond estimate with Planning & Zoning and Jim Galligan and there is approximately a \$500,000. Performance bond that is going to be posted for this section. There will also be a \$35,000. Erosion control bond that will be posted.

He stated that Section 1 and Section 2 each have their own DEP storm water permit; so both sections are subject to a five acre limit of disturbance. Mr. Smith stated that in order to limit the disturbance with all the lots currently under construction on Section 1 and still have some room to do clearing, they are tightening up their limits. There are four or five lots that are currently being loamed and seeded now. There are some other lots that are not quite ready to be seeded; there is some disturbance on them. He stated that it is their intention to either go in and temporarily stabilize with hay per DEP manual or use a spray-on product. He stated that they used this product previously and it held up very well. He stated that they are looking at tightening up all the limits that they have open on Section 1 and 2 and have prepared a clearing and grubbing plan for a part of Section 3. He stated that they would be looking at everything that needs to be cut, not pulling any stumps but doing all the cutting.

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He stated that then they will go down Fox Run Lane and disturb that and that will be the initial thing where they strip the topsoil and begin grubbing. That is about 3.3 acres. He stated that they will not do any stumping on Hidden Meadow until such time as they either reduce the limits with stabilization or reduce other disturbed lots elsewhere in the subdivision to keep the total acreage down to less than five acres.

Mr. Smith stated that there are five houses currently under construction and are working with them to keep the disturbance down. He stated that there is another detention pond that will be constructed in this phase. There are two temporary sediment trap that is constructed as part of this phase, which will pick up some of the drainage from this phase. He stated that they have done the clearing and are going in with smaller equipment and establishing the silt fence perimeter. They will be putting the silt fence and haybales in and once that is done they can start with the stripping and grubbing.

Mr. Conroy asked about the boundary markers and Mr. Smith stated that he thought all the markers have been put in already. He stated that he will verify and provide a map showing those. Mr. Smith stated that they will do the roadway first and then the detention basin. He stated that they will not be doing all the lots; they will be grubbing Fox Run Lane first.

MOTION: B. Banks/R. Noel to approve the initial and subsequent grubbing Plan for Fox Run Lane and Hidden Meadow Road for Rolling Hills, Section 1, Phase 3 pursuant to the 4/25/11 sketch.
Motion Carried 3-0.

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MOTION: B. Banks/R. Noel to accept the minutes of the 03/28/11 meeting
Motion Carried 3-0.

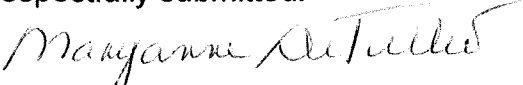
Mr. Conroy noted that at the Broad Street Park they have marked off the trees that will be cut and the stumps will be left to anchor the bank.

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MOTION: B. Banks/R.Noel to adjourn the meeting.
Motion Carried: 3-0.

The meeting was adjourned at 8:15 p.m.

Respectfully submitted:


Maryanne DeTullio, Rec. Secretary