

INLAND WETLANDS AND WATERCOURSES COMMISSION
TOWN OF EAST HADDAM
LAND USE OFFICE
REGULAR MEETING MINUTES
SEPTEMBER 17, 2013
(Not yet approved by the Commission)

1. **CALL TO ORDER:** Chairman Randolph Dill called the meeting to order at 7:30 p.m. at the Town Grange.

2. **ATTENDANCE:**

COMMISSIONERS PRESENT: Randolph Dill, Mary Augustiny, Bryan Goff, Daniel Jahne, Jennifer Burton-Reeve,

COMMISSIONERS ABSENT: Susan O'Dell

CONSERVATION COMMISSION REPRESENTATIVE PRESENT: Todd Gelston

OTHERS PRESENT: James Ventres, and several applicants

3. **MINUTES:**

Motion by Mr. Jahne, seconded by Mr. Goff to approve the minutes of the August 20, 2013 regular meeting as written. Motion carried by unanimous vote.

4. **BILLS**

Hartford Courant	\$100.25
(legal notices)	

Motion by Mr. Jahne, seconded by Ms. O'Dell to pay the bills as presented. Motion carried by unanimous vote.

5. **FIELD WALK REPORT**

Mr. Dill, Mrs. Augustiny, Mrs. Burton-Reeve, and Mr. Ventres inspected the following properties on September 11, 2013:

Property Owners Association Lake Hayward, Lake Hayward Association

William Halliday, 6 Glimmer Glen

Chris Hurlock, 15 East Shore Drive

Christopher Herold, 33 Whitewood Drive

6. WETLANDS PERMIT REVIEW

A) Continued: Chris Hurlock, 15 East Shore Drive, construction of deck and covered porch in the upland review area, Assessor's Map 71, Lot 59

First date: August 20, 2013

Last date: October 23, 2013

Mr. Hurlock presented a site plan and construction diagrams for a 12' x 20' open deck and a cover over the front steps (4' x 7'). The deck will be constructed on sonotubes, the framing will be pressure treated and the surface will be constructed out of a Trex product.

Mr. Hurlock stated that it is a seasonal residence. It was also noted that the existing Quonset hut shed is being replaced with a new shed within the same footprint.

Mr. Hurlock acknowledged the Commission's concern regarding runoff and he stated that he would rather install rain barrels rather than a drywell system that could impact the tree roots.

The Commission agreed. Mr. Hurlock also noted that the new porch cover would break up the roof line and only half of the rain water would impact the area that the Commission was concerned about.

A motion was made by Mrs. Burton-Reeve to approve the application of Chris Hurlock, 15 East Shore Drive, to construct a deck and covered porch in the upland review area, according to the plans submitted and with the condition that the deck remain open. Seconded by Mr. Goff and carried by unanimous vote.

B) Continued: William Halliday, 6 Glimmer Glen, construction of an addition, and repair/rebuild deck and porch. Assessor's Map 71, Lot 51.

First date: August 20, 2013

Last date: October 23, 2013

Mr. Halliday presented plans to: a. expand the three bedrooms in the back of the house. This is on the side furthest away from the lake.

b. replace a deck and repair the porch under it. The plans show a two foot extension to the porch, but it would not pass the stone wall.

Mr. Ventres noted that the Hallidays have been given the guide book on rain garden construction published by the UCONN Extension Service. He also spoke with the contractor/agent, Tom Kress, who requested that the rain garden and erosion control be added to the plans. Mr. Ventres noted that the rain garden was identified in green and the erosion control was in red on the plans.

Mr. Halliday thought that the rain gutters were draining directly into the lake, but could go into the rain garden.

A motion was made by Mrs. Augustiny to approve the application of William Halliday, 6 Glimmer Glen, to construct an addition, and repair/rebuild deck and porch with the following conditions:

- 1. The roof leaders and gutters drain into the rain garden depicted on the diagrams revised as 9/17/2013 and;**

2. Photos of the work must be submitted to the Land Use Office when completed. Seconded by Mr. Jahne and carried by unanimous vote.

C) New: Property Owners Association Lake Hayward, Lake Hayward Association property, wetlands permit application for construction of walkway and dock. Assessor's Map 87, Lot 216

First date: September 17, 2013 Last date: November 20, 2013

Gary Peterson and Neil Murphy represented the POALH for the construction of a walkway over a bog area with a floating dock into Lake Hayward. The dock will be used by association members for canoes and kayaks on the north side of the lake. The dock system will consist of a wood walkway (30' x 4') constructed of pressure treated wood, a plastic molded section that will be covered with wood (20' x 4'), connected to the dock (10' x 14'), which will then end in a metal platform (10' x 10'). The aluminum sections will be removed during the winter months.

Mr. Ventres presented a GIS map that sketched in an area for parking. It was noted that there was little room for loading and unloading without being in the street.

Mr. Peterson stated that he had spoken with a contractor that could construct an area with a small retaining wall. They intended to fill the area with crushed stone and pea stone. The downhill side would be lined with a fabric liner and erosion and soil control would be installed at the base prior to construction.

Mrs. Augustiny noted that signage should be posted that the parking area is for "loading and unloading only".

A motion was made by Mr. Dill to continue the application until the next regular scheduled meeting. Seconded by Mrs. Burton-Reeve and carried by unanimous vote.

D) New: Bryan Kiley, 64 Laurel Cove Road, Construction of deck in the upland review area. Assessor's Map 48, Lot 44.

First date: September 17, 2013 Last date: November 20, 2013

There was no one present for this application. Mr. Ventres presented plans for the deck.

A motion was made by Mr. Dill to schedule a field walk. Seconded by Mrs. Burton-Reeve and carried by unanimous vote.

7. IWWC ENFORCEMENT OFFICER'S REPORT

A) The Commission discussed the forestry project on the property owned by Christopher Herold. Mr. Ventres informed the Commission that the project was a habitat improvement project funded by the Natural Resource Conservation Service. It was the opinion of the Commission that information such as the goals of the project and the maintenance schedule should be present prior to any approval being given.

Mr. Ventres said that he would try to bring this information to the next meeting.

B) Mr. Ventres stated that a public hearing would be held by the Planning and Zoning Commission on October 22, 2013 to consider changes to the Minimum Buildable Square. Mr. Ventres noted the changes proposed.

Mr. Dill stated that it was his opinion that the proposed changes seemed to be a weakening of the existing regulations. Mr. Ventres suggested that a formal response could be drafted at the next meeting.

C) Mr. Ventres distributed the latest CT DEEP training program brochure and the latest building diagrams from the Middle School Conversion Committee.

D) Mr. Dill asked if the required trees at the Urban property have been planted. Mr. Ventres responded that he has not been contacted by Mr. Urban. Mr. Dill asked that Mr. Ventres follow up on this prior to the next meeting.

E) Mr. Goff asked about the Haywardville project. Mr. Ventres stated that the DEEP just responded to the permit and it may be issued soon.

8. CONSERVATION COMMISSION INPUT

Mr. Gelston stated that he had nothing to report.

9. ADJOURNMENT

A motion to adjourn at 9:10 p.m. was made by Mrs. Burton-Reeve. Seconded by Mr. Goff and carried by unanimous vote.