



CONSERVATION COMMISSION/
INLAND WETLANDS AND
WATERCOURSES AGENCY

LYME TOWN HALL
480 HAMBURG ROAD
LYME, CT 06371

LYME CONSERVATION COMMISSION
INLAND WETLANDS AND WATERCOURSES AGENCY
January 15, 2020 at 7:00 p.m.

The Lyme Conservation Commission, acting as Inland Wetlands and Watercourses Agency, held a regular meeting on Wednesday, January 15, 2020 at 7:00 p.m., Lyme Town Hall, 480 Hamburg Rd, Lyme, CT.

MEMBERS PRESENT: Paul Armond, Chairman, Roger Dill, Beverly Crowther, Ben Kegley, Patrick Crowley, Sue Hessel, Christine Darnell (alternate), Ross Byrne ZEO, and Jennifer Thomas Secretary

Absent Members: Tom Reynolds and Steven Kurlansky (alternate)

Seat Alternate Member

Alternate member Christine Darnell was seated for absent regular member Tom Reynolds.

REGULAR MEETING

Tim Evans (George Lazos-owner), 117 Beaver Brook Rd, Tax Map 37 Lot 25; present site plan for remediation of disturbed regulated area as a requirement of conditional approval.

Present: Tim Evans

Crowther has recused herself from this portion of the meeting.

Evans presented the commission with a site plan for remediation which contains the wetlands boundary, silt fence, and contour lines.

Dill questioned who flagged the wetlands and asked when that occurred.

Evans stated that Richard Snarski flagged the wetlands on December 27, 2019.

Evans stated that the retaining walls are existing, but they will come out and be replaced.

Dill asked what Evans plans to do with the driveway going to the back of the property and Evans stated that he plans to leave it gravel but will throw seed on it.

Armond asked Byrne to comment. Byrne stated that the silt fence is still holding fine.

Hessel asked if Evans plans to only put Rye grass in and Evans stated that was his plan.

Dill commented that a shade grass might do better in this location and Evans stated that he welcomed suggestions on the best variety to plant.

Dill asked what the significance of the notation 6/31 is on the plan and Evans said it is the date he needs to complete all of his work in order to go for refinancing.

Dill asked Evans if he would allow Byrne to come out and inspect the property at that point and Evans said that Byrne is welcome to come check on progress at any time.

Armond called for a motion to approve the site plan as presented. Crowley made the motion, seconded by Hessel, and the motion carried.

Crowther reenters the meeting at 7:14 p.m.

John and Mary Salvatore, 181 Blood St, Tax Map 40.1 Lot 12; an application to demolish, alter and construct new structures associated with primary residence both entirely and partially within the 100' regulated wetlands area. The application also includes construction of a new septic system partially within the 150' regulated area.

Present: Joe Wren, Engineer

Wren stated that some minor changes have been made to the plan, taking into account the suggestions of the commission at the December meeting.

Wren noted that the stone around the driveway has been increased to 2 to 3 inches, the mature landscaping where the existing garage is will remain, a drywell has been added for the roof leaders and rain barrels have been added to the backside of the proposed garage. Any added shrubs will match the existing vegetation.

Wren stated that he is still working on getting final approval from the sanitarian and supplied the commission with the updated letter from George Calkins.

Armond stated that the commission cannot conditionally approve an application when the septic has not been approved by the sanitarian. He asked the applicant to return once a final approval letter has been received by the sanitarian.

Sarette Builders, LLC, 0 Grassy Hill Rd, Tax Map 40.2 Lot 3; Construction of new house with septic within the regulated area.

Present: Bob Doane, Engineer and Land Surveyor

Doane reminded the commission that there was an approval for a dwelling in 2016 for a previous owner.

Doane requested that the prior permit be transferred to the new owners. Armond stated that the commission cannot transfer permits per the revised regulations and that this would have to be a new application.

Doane stated that the new application has a house in the exact location as previously approved with a sanitary system on the west side of the property. The house will be raised slightly to avoid using a pump chamber.

Doane is working with the sanitarian to get an approved septic plan.

Doane asked if the commission would like to do a site walk and stated that he would stake off the house and septic before the visit, and Armond agreed that a site walk should be completed before the next meeting.

The certified mailing receipts were given to Byrne for the record.

Crowther stated that she visited the site that morning and noted two swales on the property as well as a large white pine. She asked that any large trees that will need to be removed be marked for the site walk.

Doane stated that it would not be possible to save any trees where the filling would take place as they plan to bring in 2-3 feet of fill.

Armond reiterated that an approval letter from the sanitarian is a critical component to the plan being approved by the commission.

Doane stated that the 4 foot crawl space will start 6 inches above the seasonal high water mark and will have a sump pump.

Armond asked where the roof drains will discharge and Doane stated that the roof leaders will discharge to the surface.

Armond stated that the site walk will be schedule for next month prior to next month's meeting date and stated that the site walks are open to the public.

OLD BUSINESS- None

NEW BUSINESS

Byrne asked the commission if they would like to make a change to the current site walk time of 9:00 a.m. on the Monday before the meeting. After discussion, the commission agreed to move the time of the site walks to 12:00 p.m. on the Monday before the meeting.

Approval of Outstanding Minutes

Armond entertained a motion to approve the minutes from the December 2019 meeting. Hessel made the motion, seconded by Dill, and the motion passed with one abstention by Crowley.

Adjournment

The meeting was adjourned at 7:49 p.m.