

Inland Wetlands Commission
Special Virtual Meeting
Final Minutes
July 2, 2020

The Special Virtual Meeting was called to order at 1:00 p.m.

Roll Call:

Lee Reichart, Chairman, Raul Ferreira, Dennis Unites and Nick Salerno. Also, present, Candace Palmer-WEO. Absent: Russell McDonough, William Wright and Michael Finiguerra.

Commission members and applicants accessed the meeting remotely via Webex by computer or phone.

Old Business:

IW #20-06 Jared A. Whewell (Demian A. Sorrentino, Agent) - Seeking a permit for construction of a 24' X 36' residential garage within the uplands review area. Property located on 103 Stony Brook Rd., Stonington CT 06378. Assessor's Map 65 Block 1 Lot 2; Zone RR-80.

Demian Sorrentino, planner and soil scientist with Boundaries, LLC presented the application. The site walk took place last Saturday and the commissioners reviewed the staked area for the proposed garage. Mr. Sorrentino delineated the wetland area and the closest corner of the garage is 15 feet away from the nearest wetland. There will be erosion and sedimentation controls during construction of the garage. It will be a slab on grade with piers and do not plan to excavate for a footing so there will be less disturbance to the area. The commissioners had expressed concern at the site walk with storm water management. The Applicant is proposing to discharge the water through gutters to a small basin for filtration prior to discharge to the wetlands. The placement of the garage minimizes impact to the existing structures allowing for less disturbance to the site.

Mr. Salerno asked about materials being stored in the garage such as gasoline. Mr. Sorrentino explained that it is for personal use and there will be a minimal amount of materials. Mr. Ferreira asked about the pond in the rear from a neighbor that sometimes fills the wetland and the difference in elevation of the garage to the wetland. Mr. Sorrentino said it's about 2.2 feet lower than the floor of the garage and they do not have evidence of it coming on to the lawn. Mr. Unites expressed concern with hazardous materials reaching the wetlands.

Mr. Ferreira moved to approve the application with stipulations:

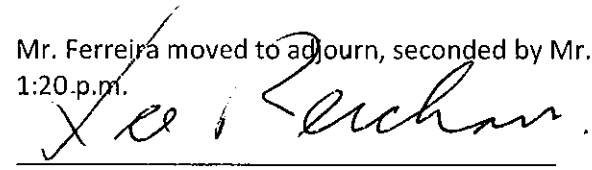
1. Staff shall be notified prior to the start of construction to inspect sediment/erosion control measurements.
2. Roof leaders are to be installed on the rear of the structure and drained over-ground in a southerly direction.

The motion was seconded by Mr. Salerno, all in favor 4-0, motion approved.

Minutes:

Mr. Unites moved to approve the June 4, 2020 minutes, second by Mr. Ferreira, all in favor 4-0, motion approved. Mr. Ferreira moved to approve the June 27, 2020 minutes, seconded by Mr. Unites, all in favor 4-0, motion approved.

Mr. Ferreira moved to adjourn, seconded by Mr. Unites, all in favor 4-0, the meeting adjourned at 1:20 p.m.



Lee Reichart, Chairman