

INLAND WETLANDS AND WATERCOURSES COMMISSION

Town of Trumbull

CONNECTICUT

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TOWN HALL
Trumbull

TELEPHONE
(203) 452-5005



MINUTES

SEPTEMBER 6, 2016

CALL TO ORDER: The Chair called the meeting to order at 7:04 p.m.

PRESENT: Chairman Richard Girouard Vice-Chairman John Lauria
Secretary Richard Deecken Carmine DeFeo
Ennio DeVita Mark MacKeil
David Verespy (Alternate)

ABSENT: Andrew Lubin (Alternate), Guido Picarazzi

ALSO

PRESENT: William Maurer, P.E., L.S.

The following is a brief summary of the meeting. A complete record is on tape, on file, in the office of the Inland Wetlands and Watercourses Commission located in the Trumbull Town Hall.

The Chair opened NEW Business at 7:05 p.m.

Application 16-16 William & Susan Bachlechner-Permit approval to plant approximately 25 "Thuja" green giant arborvitae within a regulated area at 120 Hilltop Drive. William Bachlechner was present and spoke to the application. Their home borders state property and the highway has gotten more in view than ever and louder than ever. They wish to put up arborvitae to mediate the view and some of the sound. There is wetlands way down the hill and quite a drop. The fence line is basically the state's fence for the highway. There is a watercourse way down at the bottom. The Chair clarified for the Commission that they would only be looking at the 9 trees that are on his property. They cannot grant permission to do something on the State's. Where it says remove with the 9 dots is what the Commission would be concentrating on. According to Mr. Bachlechner it is really 11 and that the line is incorrect. There are 2 trees #10 and #11 that are right on the line. The Chairman stated that those trees are slightly over the line and he suggested the applicant go to the State about those. The Agent asked if the applicant would be bringing in any fill. The Applicant stated he would not. The Agent clarified that the permit would only be good for planting on his property.

Application 16-17 Marc & Kristin Mascola-Permit approval to construct an inground pool and grading within a regulated area at 94 Old Tree Farm Lane. Mr. Jim Swift, PE & Landscape Architect representing the homeowners; who were present as well. They do have a little bit more than 400 sq ft of impervious surface so it was necessary to meet the storm drainage runoff regulations and calculations. They are in an upland review area with intermittent water courses. The intermittent water course has a very, very low flow. It is very hard to find a path of drainage for that. He stated for the record it's a very very low flow intermittent watercourse and—he believes it only takes a couple of catch basins from the road itself. All the disturbance that they are proposing: the pool, the deck and all the grading all fall within the existing lawn area. So they are not proposing any tree cutting or anything of that nature. As a matter of fact at the edge of their lawn there is an existing stone wall that's a very handy border. The pool is an inground pool. They will be putting in some underground infiltrators to meet the requirements of the Trumbull drainage runoff standards. There is an onsite septic system which he fully examined for compliance with the health code. It will need to be checked by the health department also. The Commission asked why they are showing a 50' upland review area when the regulation is a 100'. Mr. Swift stated it would have to be changed. They will also have to address the application for square footage total of upland review area on the property. It will probably be about double. All construction still remains all within developed areas. The Commission asked if the pool would be built in the reserve area of the septic system. According to Mr. Swift there is one small leg of the reserve system that is in proximity to the pool but the remainder of the reserve area is towards the rear of the lot. The Commission asked where the filtration would be located. Mr. Swift said it would be located somewhere near the garage and all of those areas will be near the back of the house. The Commission asked how the homeowner would be handling backwash and winterization. According to Mr. Swift he thinks they should just draw down the water a little bit. The Commission asked if the homeowner would object to the stipulation in the event of a complete pool emptying that they would have to have it pumped out and moved offsite. Mr. Swift stated no objection. The Commission asked if there is a drywell being proposed on site. Mr. Swift said no that it is an infiltrator type of a unit and it's going to be located just underneath the one corner of the pool deck. That's the form of storm water control they are proposing. They stated they would not want to backwash into that so he would have to think about it and talk to Bill as to whether they could do another dry well that might be able to take pool backwash and make sure its outside of the affected area for the septic system. The Agent asked if there was excess material going offsite or coming in. Mr. Swift said he believes the site is balanced. If at all there could be some excess material leaving the site but just a nominal amount. The Agent asked if test pit data could be provided for storm water. Mr. Swift said he would provide the data and said as you can see from the calculations although he doesn't claim credit for any infiltration but they would be glad to perform those tests. The Agent asked if he could detail filter fabric around the crushed stone. Mr. Swift replied yes. He stated the slope it may either be sodded which is the most likely scenario but if it is seeded they will commit to running a fabric on it. The intention is for the slopes to be lawn. The area inside the fence will have decorative landscaping between the fence and the patio so it will be the pool, a small patio area and a little strip of decorative landscaping. If the Commission would like to see something on the opposite side of the stone wall that is wooded with some buffer plantings they would accommodate that.

Application 16-18 Trumbull Landscape & Excavating LLC-Permit approval to renovate existing house, construct a garage, extend existing driveway, add a patio, stormdrainage system and landscape within a regulated area at 730 White Plains Road. Mr. Mark Ochman of Ochman Associates was present representing the applicant. The property is 1.84 acres in area and currently contains a 1.5 story dwelling, a driveway with front and rear porch. It is served by public water and municipal sewer. It lies within the 100 year floodzone. There are wetlands on the eastern portion of the property along the low lying areas along the Pequonnock River. They are proposing a 24x24 garage addition and to make the 1.5 story dwelling into a 2 story. Also a 15x20 rear patio, a new rear porch and extension to the existing driveway to access the new proposed addition as well provide some parking spaces. Stormwater drain system has been designed to meet the town of trumbull design

standards. No activities are proposed within the wetland area. Activities proposed within the 100 ft regulated area are for the proposed garage which will be at its nearest point 86 feet from the wetlands, the patio which will be 92 feet from the wetlands, the proposed retention system which will be 70 feet from the wetlands at its nearest point and some landscaping and minimal grading around the residence. Erosion and sediment control measures will be installed prior to any construction. Access to the post construction will be from the existing driveway/curb cutoff on White Plains Road. The house is in the flood zone so for construction they will be filling in the existing basement as per FEMA regulations. The first floor will be kept the same which is above the 100 year flood elevation. The stockpile will be kept as far away as possible from the wetlands and from the river. There will be an additional row of silt fence around the stockpile. The Agent made the following comments. Depict a section through the building showing the proposed basement elevation and first floor elevation, flood opening elevation and provide a plan showing the flood openings. Provide details of existing sanitary sewer lateral as located underneath the proposed garage area its very close to the surface and you may need to make provisions for the sanitary sewer. Provide a watershed map for the pre and post construction showing the time of concentration. Provide the name and contact number for the person responsible for the soil erosion control on your plan and provide a storm water maintenance schedule on your plan. There should be no site disturbance until all erosion controls are functioning as intended. A state encroachment permit may be required for the driveway and a certification letter upon completion will be required. According to Mr. Ochman there are 3 trees marked to be taken down.

Application 16-19 Megan & Ante Kolanovic-Permit approval to cut trees, level off property, plant new grass and trees within a regulated area at 22 Stowe Place. The homeowner Megan Kolanovic addressed the Commission. After being in the home a couple years they decided to clear a few trees. They are within 100 ft of wetlands. Currently their property slopes about 6 feet towards the wetlands. Their proposed phase 1 of the plan was tree clearing. In that tree clearing there was approximately a lot of small trees, about 10, that were less than 7" and about 6 larger trees, 3 of the larger trees were not within the wetlands the other trees are within 100 ft of the wetlands. Their proposed project would be to level a portion of their backyard which is about 2 feet towards the 100 ft within the wetlands and then basically buffer the area with some arborvitaes and some trees for privacy. The idea was to make it a 2 level lot with rebuilding the stone wall that is already sitting on the property. According to the Agent the trees have already been removed. The homeowner stated that they didn't know that they were within 100 ft of wetlands. They stopped the project once they were told. The homeowner stated that looking at the house to the left there are trees that are within that 100 ft. there's a slope that goes down from the actual wetlands portion within a 100 ft about a 2-3 ft slope that includes the 100 ft from wetlands area and that's where they are looking to basically push the soil to have a level property. If they needed to fill the area with any kind of fill at all it would be coming from the property itself or they would get whatever kind of soil that they needed to get to be compliant. According to the Agent there is an intermittent stream and there's a stone wall at the property line. The Commission stated that it is difficult to review the application because the site plan doesn't show where the trees were taken down, where the clearing would be, where the existing edge of woods is or any of that. They would need more information to accurately give the application the attention it deserves. The Commission suggested that if the applicant comes back they bring a planting plan showing the location of plants, type, the size and quantity so they know what's going where. Buffer plantings along the wetlands. The homeowner stated they are only planting in the buffer plan.

Application 16-20 Town of Trumbull-Permit approval for piping existing stream in front of Spring Hill Road transfer station within a regulated area. Mr. William Maurer, Assistant Town Engineer presented to the Commission. The application is to install a culvert between 2 existing culverts on Spring Hill Road in front of the transfer station. The reason for installing the culvert is people trying to get into the transfer station constantly block traffic. The idea is if they pipe the open swale between the two culverts they can widen the road and make a turning lane in both directions so that emergency vehicles can pass and for traffic. They are not

changing the culverts they are just hooking onto them. It is simply piping the section. There are 2 catch basins in the proposed turning lane and there is another catch basin and they all go to a stormwater retention system. The intention is to pipe it and then fill it. It is a very low functioning wetland. It will have to go to ArmyCorp.

Application 16-21 Stephen Kaplan-Permit approval to trim and remove trees within a regulated area at 70 Cranbury Drive. Mr. Kaplan is requesting to remove a couple of trees up to a temporary intermittent stream on the property. A couple trees that are both between the clear property and the intermittent stream and also trim out some overhanging that are currently over the house. The largest tree is 12" in diameter. The trees are limited to the 6 that are listed. He is unsure what he is going to do with the stumps. The 12" tree is roughly 80 feet and about 50 ft or so from house. The Commission asked that the homeowner mark the trees that are coming down and where the edge of lawn will be and mark the trees to be trimmed.

Application 16-22 Sedigheh Nowrouzzadeh-Permit approval to remove trees within a regulated area at 47 Wildwood Drive. Ms. Nowrouzzadeh was present to speak to the Commission. She would like to cut trees that are very close to her house. There are a lot of trees and some that she is planning to remove are not very close to the house but they are already uprooted. She would like to cut between 7-9. The Commission asked that she mark the trees. She stated that none are physically in the lake but they are very close. The Commission asked what she is planning on doing with the stumps. She said her plan is to have them grinded. The Commission said they are concerned about the stumps being grinded that are along the shoreline because the roots absorb the wave action and protect the shoreline from erosion. The Agent suggested she contact Canoe Brook Association of her intentions and to get a letter saying if they have any conditions.

ANYTHING THAT MIGHT RIGHTFULLY COME BEFORE THE COMMISSION:

Application 16-23 Timothy Jagoe-Permit approval to remove trees within a regulated area at 112 Greenbrier Road. Timothy Jagoe addressed the Commission. After moving in towards end of June there were 2 standing trees in the lawn area that were all dead wood and 1 larger tree he had removed due to the fact that they were opening up the pool and cleaning up. At the same time they pruned a couple trees up by the driveway. He wants to finish the yard. There is no plantings. There is a forest of trees that are all protected. There is one stump that is completely rotten. The Agent asked if there was any fill taken off site or brought in. He said minimal material was brought in to finish grading. The Commission asked how many total trees. Mr. Jagoe replied there is 4 large trees. The dead ones he cut down. There was one on the tree line and 2 freestanding in the existing lawn that he cut down. Everything towards driveway was pruning. He said there were 3 dead trees that they removed. They did remove some small 2-3" trees in between the large oaks and one ash which was all the way up towards his driveway. The Commission requested that he get a site plan and mark it up to have for the record.

Motion (Lauria), seconded (Deecken) to CLOSE New Business VOTE: Motion CARRIED unanimously. New Business Closed at 8:24 p.m.

OLD BUSINESS

The Chair opened OLD Business at 8:24 p.m.

Application 16-12 Paul Sobel-Permit approval for subdivision of property, proposed house and associated site improvements within a regulated area at 41 Hedgehog Road. Doug Rich, Solli Engineering, provided an overview of the plan. They would like to subdivide the property. The existing parcel right now is 2.65 acres and they are proposing to subdivide it. The wetland area on the overall site is .075 acres, the upland review area

is a little over an acre. There is a small stream on the southern portion of the site. The property is served by overhead electrical wires, there is a well onsite for water and it has an existing septic system. Part of the application is they would like to abandon the existing septic system on Parcel A with a new connection to the sanitary sewer that's on Harvest Hill Drive. They have shown the existing trees to be removed on the plan. The sanitary sewer line is going through a grove of trees and the Commission had requested that they relocate that which they have done. Also the proposed retention basin was a little bit further south closer to the stream area—and by observation out there it became apparent that some of the grading was going to impact some of the trees around that area as well and so as a result they have shifted the retention basin northward into the lawn area closer to the stone wall and made it a little more gentle so it looks more like a flatter slope. All of the utilities for the proposed house are served off of Harvest Hill Road. The Agent said that the soil scientist pointed out that the pond in the northern section drains through a stone line grate and the plan 2.11 shows a catch basin top there and then on 1.12 it is seen way down the southern end of the property near the stream and it shows an 18" RCP and a 6" PVC. The question was asked if they know where those pipes start from. The concern is if that 18" pipe does connect to that catch basin that they are going to need to file a drainage easement before they transfer property because they have a pipe going from one property through another property so they may need to do some drainage easement work there and the same concern with the 6" pipe is where is that from. The Applicant will need to do some investigation there. Mr. Sobel said he understands that they would need to do a drainage easement across one of the pieces of the property. He thinks it's a pipe that runs from the wetland on the northern part of the property. The Agent said the concern is will it be interference with the proposed sewer line. This will need to be addressed. Mr. Sobel said when the excavation is done for the sewer line they will have to locate the pipe and make sure not to damage it. The Agent asked where the footing drains are going on the proposed house and where the leaders are going. He needs to see them. The intention is to sell the lot on the market as an approved ready to build lot. The Agent suggested that there is a narrative on the plan that addresses the fact it is a detention basin that must be maintained so a maintenance schedule should be on the plan. The Commission asked what the intention is for the water after it leaves the spillway. What happens if it overflows. Their concern is if it overflows and goes onto the adjoining property. The Commission stated that there is a natural swale out there and if they just move that spillway over to the other side of the basin it would direct it more onto the subdivided property as opposed to where they have it.

Motion (MacKeil), seconded (Deecken) to CLOSE Old Business VOTE: Motion CARRIED unanimously. Old Business Closed at 8:44 p.m

MINUTES

By unanimous consent the Commission VOTED to ACCEPT the July 5, 2016 and July 12, 2016 meeting minutes as submitted.

Application 16-12 Paul Sobel-41 Hedgehog Road

Motion (Deecken) seconded (MacKeil) to APPROVE as submitted subject to the general conditions as established by the Commission and the following specific conditions:

1. Drainage easement shall be filed on the land records for the existing pipes.
2. Footing drains and leaders to be shown on the plan.
3. Stormwater maintenance schedule to be shown on site plan.
4. Submit a revised plan concerning the spill way along the basin. It should be relocated to the eastern side of the water quality basin directed to the existing natural swale.
6. Test pits must be dug within the detention basin.

7. There should be no burying of stumps, organic or inorganic construction debris on site.

VOTE to APPROVE CARRIED unanimously.

SCHEDULE FIELD INSPECTION(S)

By unanimous consent the Inland Wetlands Watercourses Commission scheduled field inspections for the following on Thursday, September 15, 2016 leaving Town Hall at 3:00 p.m.

Application 16-18	730 White Plains Road
Application 16-19	22 Stowe Place
Application 16-20	Spring Hill Road transfer station
Application 16-21	70 Cranbury Drive
Application 16-22	47 Wildwood Drive
Application 16-23	112 Greenbrier Road

The Commission held a discussion regarding updating the general conditions for IWWC applications.

By unanimous consent the Inland Wetlands Watercourses Commission adjourned at 9:53 p.m.

Respectfully Submitted,

Colleen Lombardo
Clerk