

**MINUTES OF THE REGULAR IWWC MEETING via ZOOM
APRIL 6, 2021**

Present: Chairman Samantha Marone, Vice Chairman Dwayne Xenelis, Mike Engels, Vincent Neri, Karl Gelotte and IWW Enforcement Officer Heidi Wallace.

1. CALL TO ORDER:

The meeting was called to order at 7:01 p.m. by Chairman Samantha Marone.

2. PUBLIC COMMENT PERIOD: None.

3. OLD BUSINESS: None.

1. Notice of Violation – Bassett Charters, LLC – 177 Boston Post Road, Assessor ID 187/001 – excavation and deposition of material in upland review area and inland wetland:

This matter will be handled after Old Business #2.

2. 177 Boston Post Road, Assessor ID 187/001 – Application for the restoration of wetlands and buffer; excavation to expose end of 18” pipe from the Boston Post Road, and installation of rip rap pad in wetland:

Engineer Bob Doane was present representing the applicant. Since the last meeting, Mr. Doane went to see Richard White to find out where the existing drain pipe is located. He cleaned the end of the pipe out by hand but it is still 10” underwater. It does not seem to be clogged at this time. Mr. Doane stated that when pulling back the material out of the wetland, they will take a bucket load of sediment out of the area to better expose the end of the pipe. This will not improve the capacity of the pipe. They have added additional silt fencing to the proposal on the eastern side of the property. They have also added the removal of the sedimentation for the above pipe to the plans. The Commissions Attorney made recommendations for conditions for approval.

Upon a motion by Vincent Neri, seconded by Karl Gelotte, it was:

VOTED: Unanimously to approve the application for 177 Boston Post Road, as presented, with the following stipulations:

- a. Erosion measures are installed between the boat storage area and the wetland.
- b. All wetlands are to be flagged.
- c. Soil Scientist Rich Snarski needs to be on site during the fill removal.
- d. The silt fence needs to be shown very clearly on the west side of the property on the site plan.
- e. The deadline for the project to be complete will be September 1, 2021.
- f. Permission must be obtained from adjacent property owner in order to remove sedimentation, as proposed.
- g. The Notice of Violation is stayed until the work is completed. If the applicant does not meet the September 1, 2021 deadline, the Commission reserves the right to pursue any and all enforcement remedies.

3. 8 Peter's Trail, Assessor ID148/041 – application for single family residence – IWWC stipulation for drainage:

Engineer Joe Wren was present representing the applicant. He stated that they have added air condition units, propane tanks and they are within the same footprint. They also pushed the tree line back as recommended by the Commission.

Upon a motion by Karl Gelotte, seconded by Vincent Neri, it was:

VOTED: Unanimously to approve the application for 8 Peter's Trail, as submitted.

4. 9 Peter's Trail, Assessor ID 148/037 – application for single family residence – IWWC stipulation for drainage:

Engineer Joe Wren was present representing the applicant. He stated that they have added air condition units, propane tanks and they are within the same footprint. They also pushed the tree line back as recommended by the Commission.

Upon a motion by Karl Gelotte, seconded by Vincent Neri, it was:

VOTED: Unanimously to approve the application for 9 Peter's Trail, as submitted.

NEW BUSINESS:

1. 7 Peter's Trail, Assessor ID 148/036 – application for single family residence – IWWC stipulation for drainage:

Applicant Greg Silva was present and stated that he is interested in purchasing the property. Chairman Marone stated that he, as the applicant would need to come forward with plans for the property: What he is proposing, septic, drainage, etc.

2. 716 Toby Hill Road, Assessor ID 134/011 – application for addition and associated grading in the upland review area:

Architect Whitney Huber was present representing the applicant. It was stated the applicant is looking to add a one story 20' x 20' addition, which will be an expansion of the living room in the back of the house. The excavation would be for a shallow foundation and there will be no change to the grade. The property is already really flat. They are also proposing a new pervious terrace.

Upon a motion by Vincent Neri, seconded by Karl Gelotte, it was:

VOTED: Unanimously to accept the application for 716 Toby Hill Road.

3. Kirtland Street and north side of Boston Post Road, Assessor ID 177/122, 181/001, 181/002, 181/003, 181/006, 182/003, 181/188 – Datillo Village – Amendment to Permit No. 316: 38 one-bedroom rental apartments in four buildings including the construction of buildings, parking, fitness trail, sanitary system and drainage system partially located in the upland review area:

Attorney Andrea Gomes, Engineer Al Wolfgram, Soil Scientist Bob Russo and applicant Claudio Marasco was present. Attorney Gomes stated that they are looking to amend approved application #316. Ms. Gomes also asked that the former approval be incorporated into the record. There are 7 parcels individual parcels on the north side of Boston Post Road, which total approximately 10-1/2 acres. 3 of the parcels are frontage on the Boston Post Road and the remainder are on Kirtland Street. There is currently 2 existing homes, a garage and an existing Auto Repair shop on the property which will be demolished with the exception of the garage that will be used as a storage facility. There are wetlands on site to the north of the site, to the east of the site and just off site to the south. There is 1.64 acres in the upland review area. Ms. Gomes went over the approved

application, which was 28 apartments in 4 buildings which would be accessed via Kirtland Street. There was a combination of 1-bedroom and 2-bedroom apartments. They are now proposing 38 1-bedroom apartments. The layout is the same as the original approval and there is no work proposed in the wetlands and there will be no adverse impacts to the wetlands. This new proposal, Building A will increase the impervious surface by 20 square feet. Building B will stay the same footprint, but will decrease impervious surface by 110 square feet. Building C will decrease impervious surface by 213 square feet. The disturbance of the upland review area increases from 1.64 acres to 1.66 acres. DEEP will need to review this application. They showed a reserve area in case DEEP requires it. This proposal also increases the amount of green space by 303 square feet. There is no change to the fitness trail. This amendment meets all requirements, but the storm water drainage plan is still less than what currently exists.

Soil Scientist Bob Russo stated that he did the delineation and the evaluation of the wetlands. The 2 wetlands to the north and east sides are considered Red Maple Swamps. The south wetland is also considered a Red Maple Swamp, but this property has already been developed. Mr. Russo stated that he feels that there will be no adverse impact to the wetlands. An Erosion Control and Sedimentation Plan have been submitted.

Engineer Al Wolfgram stated that this amendment to application 316 does not qualify as a “significant activity”. Therefore a Public Hearing should not be necessary.

Karl Gelotte asked about the parking. It was stated that the parking. It was stated that all parking requirements have been met and the area will be gravel and drain to the rain gardens located in the center. It was asked if any remediation would be needed for the Auto Repair business. Mr. Wolfgram stated that they are not aware of any issues at this time.

Upon a motion by Karl Gelotte, seconded by Dwayne Xenelis, it was:

VOTED: Unanimously to deem the application as not a significant activity and to accept the application.

REGULAR BUSINESS:

A. Minutes of the Previous Meetings: Regular Meeting 3/2/21:

Upon a motion by Dwayne Xenelis, seconded by Karl Gelotte, it was:

VOTED: Unanimously to approve the minutes of the 3/2/21, as amended.

B. Chairman’s Comments:

None.

C. Correspondence:

None.

D. Staff Report:

Distributed and discussed.

E. Commission Member Reports:

None.

F. Bills:

Bills to be approve next meeting.

G. Elections and By-Laws:

Upon a motion by Vincent Neri, seconded by Karl Gelotte, it was:

VOTED: To keep the slate as is for Chairman Samantha Marone and Vice Chairman Dwayne Xenelis. (Samantha Marone and Dwayne Xenelis abstained from the vote.)

Upon a motion by Dwayne Xenelis, seconded by Samantha Marone, it was:

VOTED: To appoint Karl Gelotte as Secretary of the Commission. (Karl Gelotte abstained from the vote).

H. Adjournment

Upon a motion by Dwayne Xenelis, seconded by Vincent Neri, it was:

VOTED: Unanimously to adjourn at 8:37 p.m.

Respectfully submitted:

Kathleen H. Kelemen, Secretary

As transcribed from a recording of the meeting.