

A. Roll Call

Present: Daniel Bedeker, Jim Connors (by telephone), Ken Cowden, Carol Dunn, Lily Flannigan and Steve Munson.

Absent: Brendan Magnan, Rajit Bhawe, Matthew Connors, Dave DeFlumeri and Steve Munson.

Also Present: MaryRose Palumbo and Lisa Streit

Flannigan called the meeting to order at 7:30 p.m.

B. Pledge

All stood for the Pledge of Allegiance.

RECEIVED

MAR 13 2019

C. Public Comments

None.

MILFORD INLAND WETLANDS

E. Old Business

- 1. IW-A-19-010: 84 Cooper Avenue, Fairfield County Engineering, LLC** – proposed single family home with construction in and within 100' of a wetland in the South Central Shoreline Watershed.

MaryRose reviewed that this is a proposal by Fairfield County Engineering, LLC for a single family home with a rear deck, patio and stairs. There was a house on this lot that was damaged by Tropical Storms Irene and Sandy that has been removed. The house is proposed within 12' of the wetland line, the patio is at the wetland line and a portion of the stairs are in the wetland. The applicant is proposing to use Cultec underground infiltrators under the patio for compliance with the storm water manual. She and the City Engineer reviewed the plans and asked for clarifications. The applicant's Engineer submitted a revised set of plans that were in commissioners' mail this evening. She forwarded them to the City Engineer for review and comment.

Wayne D'Avanzo, P.E., Matt Miller of Architectural Services and Brian & Wendy Stevens, property owners were in attendance to present the proposal.

Wayne D'Avanzo, P.E., Fairfield County Engineering, stated that they are proposing a single family home with a 1,700 sq. ft. foot print. They have located the house so that all but a small corner of the deck stairs has been kept out of the wetlands. Their proposal conforms to all zoning requirements. They have pulled the house as far forward as zoning allows. He believes that he has answered all of the City Engineer's questions.

Commissioner questions:

Was any alternative considered to having the patio further from the wetland line?

Matt Miller stated that in the original configuration there was a pool that was further into the wetlands, they could modify this proposal and have the stair break in a different direction. The patio is proposed outside of the wetland line. They could make a switch back stair instead of a right angle stair landing near the shower or flip them to the other side of the deck to remove them from the wetland line. Mr. & Mrs. Stevens said that they prefer moving the stairs to the opposite side of the deck.

Mr. D'Avanzo noted that the house is as far forward as it can be at the Zoning setback line.

What is proposed for the wetland area of the site? Is there a planting plan for the wetlands in the rear of the site?

Mr. Stevens stated that they are proposing to leave it as grass, which is what it is now.

Dunn asked if the Agency could require the fence they usually require at the wetland line since wetland flag #3 is at the edge of the patio. MaryRose noted that the Agency has gotten away from requiring a fence in the flood zone because when it floods the split rail fence breaks up/floats away and can become debris after a storm. Flanagan noted that we have also used boulders with markers attached in the past.

Cowden asked about where it says the rear of the parcel is behind tide gate is not subject to tidal effect. MaryRose noted that there is still some tidal impact behind the tide gate. Mr. Stevens noted that he has never seen the tide come up behind the house. Cowden asked about the impact of the ground water in this area on the proposed Cultec storm water system. MaryRose stated that the City Engineer will review this.

Bedeker asked about the previous house and who removed it. Mr. Stevens stated that the previous owners did. He said that it was a little cape on a slab and it was damaged by the storms.

MaryRose stated that this is an application that is being received by the Agency at this meeting.

This evening the Agency can:

Ask questions

Ask for further information

Schedule a site walk

Schedule a public hearing

Flannigan stated that she would like to see the stairway turn around and boulders with wetland markers at least at the #3 wetland flag.

A motion was made by Cowden, seconded by Dunn to hold a site walk for IW-A-19-010, 84 Cooper Avenue on 3/20/19 at 6:15 p.m. The motion carried unanimously.

E. Minutes

No action taken.

F. Staff Report

MaryRose distributed Commissioner Synopsis sheets at the February meeting and asked if commissioners could mark them up and return them or email any changes.

Site Status:

- 33 Schoolhouse Rd, Original Ecosystems is doing the invasive management and basin plantings and monitoring for the site.
- Welch's Point Rd Pump Station is ongoing. The area is stabilized for the winter and will be seeded in the spring.
- Rock Lane Pump Station is ongoing. The area was seeded in the fall and will be reseeded in the spring.

- Forest Rd –waiting asbuilt.
- Great River Golf Course – waiting to receive the revised mitigation plan for planting.
- 0 Tanglewood Circle –construction bonds released. The mitigation monitoring will continue per the conditions.
- 24 Cooper Ave – ongoing.
- Ford St / Bailey Ln – ongoing.
- Wheelers Woods – ongoing. They are about 85% done with rough grading. The drainage and sewer are about 70% done. They anticipate starting foundations in late March.
- Eastern Steel Rd – Rail Road Culvert – will start in the next month.

Please remember to call or email if you are unable to attend a meeting.

G. Chair's Report

The next meeting will be a Regular meeting in Conference Room B on March 20, 2019. There will be a site walk prior to the regular meeting at 6:15 p.m.

Please let the office know if you are unable to attend.

There being no further business to discuss, a motion to adjourn at 7:55 p.m. was made by Connors and seconded by Dunn. The motion carried unanimously.

Respectfully submitted,

Lisa Streit

These minutes have not been accepted or approved.