

**MINUTES
WESTPORT CONSERVATION COMMISSION
November 20, 2019**

The November 20, 2019 Public Hearing of the Westport Conservation Commission was called to order at 7:00 p.m. in the Auditorium of the Westport Town Hall.

ATTENDANCE

Commission Members:

Anna Rycenga, Chair
Donald Bancroft, Secretary
Tom Carey
Robert Corroon
Paul Lobdell
Stephen Cowherd, Alternate

Staff Members:

Alicia Mozian, Conservation Department Director
Colin Kelly, Conservation Analyst

This is to certify that these minutes and resolutions were filed with the Westport Town Clerk within 7 days of the November 20, 2019 Public Hearing of the Westport Conservation Commission pursuant to Section 1-225 of the Freedom of Information Act.

Alicia Mozian
Conservation Department Director

Changes or Additions to the Agenda. The Commission may amend the agenda by a 2/3 vote to include items not requiring a Public Hearing. - **NONE**

Public Hearing: Auditorium. 7:00 p.m.

Ms. Rycenga mentioned that there was no field trip conducted this month.

1. **14 Dawn Drive:** Application #IWW/M-10906-19 by Lisa and Alan Eisman to amend wetland boundary map #G13.

Alan Eisman presented the application. He explained they hired Aleksandra Moch to flag the wetland for a future pool site since the house will be going on the market.

Mr. Kelly stated the Town retained soil scientist, Mary Jaehnig, and confirmed the boundary flagged by Ms. Moch was substantially correct. There is a net increase of approximately 4,662 s.f. of more wetland area than what is now shown on the Town wetland map.

With no comment from the public, the hearing is closed.

Motion:	Rycenga	Second:	Bancroft
Ayes:	Rycenga, Bancroft, Carey, Corroon, Cowherd, Lobdell		
Nayes:	None	Abstentions:	None
			Vote: 6:0:0

Findings
Application #IWW/M-10906-19
14 Dawn Drive
Public Hearing: November 20, 2019

1. **Application Request:** The applicant is requesting to amend wetland map #G13 on tax lot #052. Parcel owned by Lisa and Alan Eisman.
2. **Soil Scientist for Applicant:** Aleksandra Moch, Soil & Wetland Scientist
3. **Soil Scientist for Town of Westport:** Mary Jaehnig, Pfizer-Jaehnig Environmental Consulting
4. **Plan reviewed:** "Plot Plan Prepared for Lisa & Alan Eisman 14 Dawn Drive, Westport, CT", Scale: 1" = 30', dated November 20, 2017 prepared by Leonard Surveyors, LLC
5. **Wetlands Description:** Wetland Delineation for the property located at: 14 Dawn Drive Westport, Connecticut- prepared by Aleksandra Moch, dated October 4, 2019 describes the following wetland soils occurring on the property:

Ridgebury, Leicester, and Whitman soils, extremely stony (3) – This soil complex occurs in depressions and drainage ways. It consist of poorly drained soil type with a parent material consisting of coarse-loamy lodgement till. The restrictive layer is located in some areas at 20 to 30 inches and exceeding 80 inches in others. The drainage class is very poorly drained with a seasonal minimum water table depth at ~ 0-9 inches. This wetland soil unit consists of three soil types mapped together because they have no major differences in use and management.

Non-wetland soils were identified as:

Charlton-Chatfield Complex, 3 To 15 Percent Slopes, Very Rocky (73 C) – the soils series consist of moderately deep, well drained soils formed in in till derived from granite and/or schist and/or gneiss. Usually found on upland hill land forms and ridges

6. Property Description and Facts Relative to the Map Amendment Application:

- The parcel contains a single-family residence, served by septic, constructed in 1980.
- Previous applications on file: #AA,WPL/E9651-13 generator; AA-3167-90 addition.
- Landscape description is "wooded swamp" by The Westport Wetlands Inventory, prepared by Flaherty Giavara Associates, P.C., dated June 1983 from a nearby wetland ~150' to the north.
- Parcel does not exist within the Aquifer Protection Overlay Zone.

FINDINGS and RESOLUTION
Application #IWW/M 10926-19

**1 Angora Road, 48 Bayberry Lane, 319 Bayberry Lane, 34 Burr School Road,
25 Cavalry Road, 19 Coleytown Road, 29 Cross Highway**

Whereas Section 8.0 of the "Regulations for the Protection and Preservation of Wetlands and Watercourses for the Town of Westport, Connecticut" revised to August 2004, states: "Regulations and wetland and watercourse boundaries may occasionally be amended, changed or repealed by a majority vote of the Commission or its successor."

Whereas Map amendment applications on the properties located at: 1 Angora Road, 48 Bayberry Lane, 319 Bayberry Lane, 34 Burr School Road, 25 Cavalry Road, 19 Coleytown Road, 29 Cross Highway are being brought before the Commission by Conservation Department staff.

Whereas said wetland flagging has been completed and is supported by certified soil scientists on the basis of individual on-site soil investigations and verified in the field by staff or an independent soil scientist and concurrence has been reached.

Now therefore be it resolved that the Conservation Commission resolves to **APPROVE** Application # IWW/M 10926-19 subject to the following criteria:

1. **1 Angora Road:** Amendment of wetland map G11 pursuant to the boundary determination of Otto Theall of Wetland and Soil Science LLC on February 26, 2019
2. **48 Bayberry Lane:** Amendment of wetland map G12 pursuant to the boundary determination of Otto Theall of Wetland and Soil Science LLC on August 21, 2018
3. **319 Bayberry Lane:** Amendment of wetland map E18 pursuant to the boundary determination by Aleksandra Moch on January 27, 2018
4. **34 Burr School Road:** Amendment of wetland map F11 pursuant to the boundary determination of Steven Danzer, PhD & Associates LLC on September 10, 2019
5. **25 Cavalry Road:** Amendment of wetland map C15 pursuant to the boundary determination of Aleksandra Moch on April 4, 2015
6. **19 Coleytown Road:** Amendment of wetland map D16 pursuant to the boundary determination of Otto Theall of Wetland and Soil Science LLC on October 25, 2013
7. **29 Cross Highway:** Amendment of wetland map D12 pursuant to the wetland boundary determination of William Kenny of William Kenny Associates LLC on July 10, 2019

Said amendments are approved with the following condition:

This is a conditional approval. Each and every condition is an integral part of the Commission decision. Should any of the conditions, on appeal from this decision, be found to be void or of no legal effect, then this conditional approval is likewise void.

Motion: Bancroft

Second: Lobdell

Ayes: Bancroft, Lobdell, Rycenga, Carey, Corroon, **Cowherd**

Nays: 0

Abstentions: 0

Vote: 6:0:0

Work Session:

1. Receipt of Applications – **None**

