WESTPORT CONNECTICUT



CONSERVATION COMMISSION 110 MYRTLE AVENUE WESTPORT, CT 06880 (203) 341-1170

WESTPORT CONSERVATION COMMISSION ACTION MINUTES JUNE 20, 2012

MEMBERS PRESENT: W. Fergus Porter, Chair; Kathy Belzer; Pat Shea; John Washburn, Alternate

STAFF PRESENT: Alicia Mozian, Conservation Director; Lynne Krynicki, Conservation Analyst

Work Session I: Auditorium, 7:15 p.m.

- 1. Receipt of Applications NO APPLICATIONS TO OFFICIALLY RECEIVE.
- 2. Report by Colin Kelly, Conservation Compliance Officer on the status of existing enforcement activity. MS. KRYNICKI GAVE AN UPDATE ON THE 17 WOODWAY LANE FOLLOW-UP INSPECTION.
- 3. Update on proposal by Aspetuck Land Trust for phragmite removal on land adjacent to the Saugatuck River within the downtown area. **DISCUSSION. STAFF TO E-MAIL COMMISSION ASPETUCK LAND TRUST SUPPORT LETTER FOR REVIEW.**
- 4. Approval of May 16, 2012 meeting minutes. APPROVE AS SUBMITTED.

Motion:	Shea	Second: Washb	urn		
Ayes:	Shea, Washburn, Belzer	, Porter			
Nayes:	None	Abstentions:	None	Vote:	4:0:0

5. Approval of May 14, 2012 field trip minutes - APPROVE AS SUBMITTED.

Motion:	Shea	Second: Washb	urn		
Ayes:	Shea, Washburn, Belzer	, Porter			
Nayes:	None	Abstentions:	None	Vote:	4:0:0

6. Approval of April 30, 2012 Show Cause Hearing minutes - APPROVE AS SUBMITTED.

Motion:	Shea	Second: Wash	Second: Washburn		
Ayes:	Shea, Wash	burn, Belzer, Porter			
Nayes:	None	Abstentions:	None	Vote:	4:0:0

Public Hearing: Auditorium 7:30 pm

 CONTINUED APPLICATION – 41 Crescent Road: Application #AA-9041-12 by Land-Tech Consultants, Inc on behalf of Roger Quick, Heritage Homes for retaining the existing single family dwelling and subdividing the property into four new single-family building lots outside the upland review area of isolated wetlands. – TESTIMONY PRESENTED. HEARING CONTINUED TO JULY 18, 2012.

Motion:	Shea	Second: Belzer			
Ayes:	Shea, I	Belzer, Porter, Washburn			
Nayes:	None	Abstentions:	None	Vote:	4:0:0

11 Great Marsh Road: Application #WPL-9114-12 by Land-Tech Consultants, Inc. on behalf of David Korus
to construct small boat house with bathroom and septic system, to remove the existing pool, spa and patio and
construct a new pool, spa and new wood decking. Work is within the WPLO area and the 25-year floodline of
the Saugatuck River. – APPROVED WITH CONDITIONS.

Motion:	Washburn	Second: Shea			
Ayes:	Washburn, Shea, Belzer	, Porter			
Nayes:	None	Abstentions:	None	Vote:	4:0:0

3. 22 Flower Farm <u>Circle</u>: Application #IWW,WPL/E-9117-12 by Thomas Bennett on behalf of Charles & Lisa Teixeira for a proposed 12' x 25' master bedroom/closet addition. Portions of the work are within the 50 ft upland review area. – APPROVED WITH CONDITIONS.

Motion:	Shea	Second: Washbu	urn		
Ayes:	Shea, Washburn, Belzer,	, Porter			
Nayes:	None	Abstentions:	None	Vote:	4:0:0

Work Session II:

a. **4 Tanglewood Lane:** Request for remaining bond release as required for planting under Resolution #IWW,WPL/E-8229-07. – **MOTION TO RELEASE BOND.**

Motion:	Porter	Second: Belzer			
Ayes:	Porter, Belzer, Shea, Wa	ashburn			
Nayes:	None	Abstentions:	None	Vote:	4:0:0

b. 293 Bayberry Lane: Request by owner for staff to issue an Administrative Approval for an addition partially within the WPLO and 50 ft upland review area and driveway expansion within the IWW 30 ft. upland review area. – ALLOW STAFF TO ISSUE ADMINISTRATIVE APPROVAL FOR DRIVEWAY EXPANSION BUT NOT FOR HOUSE ADDITION. HOUSE ADDITION MUST BE SUBMITTED TO THE COMMISSION.

Motion:	Shea	Second: Washburn				
Ayes:	Shea, Washburn, Belzer	, Porter				
Nayes:	None	Abstentions:	None	Vote:	4:0:0	

c. **169 Riverside Avenue:** Request for modification of Resolution #WPL-7920-06 to substitute renovations to existing house rather than previously approved demolition and reconstruction. – **MOTION TO ALLOW MODIFICATION TO RESOLUTION #WPL-7920-06 TO SUBSTITUTE RENOVATIONS TO EXISTING HOUSE RATHER THAN PREVIOUSLY APPROVED DEMOLITION AND RECONSTRUCTION.**

Motion:	Shea	Second: Belzer			
Ayes:	Shea, I	Belzer, Porter, Washburn			
Nayes:	None	Abstentions:	None	Vote:	4:0:0

d. **117 Harbor Road:** Request by owner for staff to issue a WPLO exemption for a stone wall along the western property line and removal of one tree. – **MOTION TO ALLOW STAFF TO ISSUE A WPLO EXEMPTION FOR A STONE WALL WITHIN THE FEMA A ZONE ONLY. THE STONE WALL IS TO HAVE FLOOD OPENINGS. ALLOW TREE REMOVAL AND REPLACEMENT.**

Motion:	Washburn	Second: Shea			
Ayes:	Washburn, Shea, Belzer,	, Porter			
Nayes:	None	Abstentions:	None	Vote:	4:0:0

e. 6 Bluff Point: Request by owner for staff to issue a WPLO exemption for a second floor deck. – MOTION TO ALLOW STAFF TO ISSUE A WPLO EXEMPTION FOR A SECOND FLOOR DECK.

Motion:	Shea	Second: Belzer			
Ayes:	Shea, Belzer, Porter, W	ashburn			
Nayes:	None	Abstentions:	None	Vote:	4:0:0

f. 6 Blind Brook Rd.: Request by owner for bond release as required for gravel driveway installation and stream buffer plantings per Resolution #IIWW, WPL-8244-08 – MOTION FOR A PARTIAL BOND RELEASE FOR PLANTINGS.

Motion:	Porter	Second: Shea			
Ayes:	Porter, Shea, Belzer, W	ashburn			
Nayes:	None	Abstentions:	None	Vote:	4:0:0

g. 1-79 Hales Court: Request by MSC of Fairfield County, LLC for bond release held for plantings and erosion controls per Resolution #AA,WPL/E-8402-08. – MOTION TO RELEASE ALL BUT \$6,425 OF THE BOND.

Motion:	Porter	Second: Shea			
Ayes:	Porter,	Shea, Belzer, Washburn			
Nayes:	None	Abstentions:	None	Vote:	4:0:0

The June 20, 2012 meeting of the Westport Conservation Commission adjourned at 10:10 p.m.

Motion: Shea	Second: Belzer								
Ayes:	Shea, Belzer, Porter, Washburn								
Nayes:	None	Abstentions:	None	Vote:	4:0:0				