

Town of East Hampton
Inland Wetlands and Watercourses Agency
Regular Meeting
March 28, 2018 – 6:30 P.M.
East Hampton Town Hall Meeting Room

DRAFT MINUTES

Present: Chairman Jeff Foran, Vice Chairman Joshua Wilson, David Boule, W. Dean Kavalkovich, Robert Talbot, Jacqueline True, and Jeremy DeCarli (P & Z)

Absent: Scott Hill and Peter Wall

1. Call to Order: The meeting was called to order at 6:30 P.M. by Chairman Foran

2. Seating of Alternates: Ms. True was seated

3. Approval of Minutes:

A) February 21, 2018 Special Meeting: *Mr. Boule moved, and Mr. Kavalkovich seconded, to approve the minutes of the February 21, 2018 special meeting. Voted 5-0 in favor (Mr. Talbot was not yet present during this vote.)*

4. Communications, Enforcement and Public Comment:

Communications: None

Enforcement: None

Public Comment: Mr. Kavalkovich was contacted by a resident concerned about a large number of fish around Christopher Brook. It was clarified that this is their normal behavior, and that they are spawning in mass.

5. Agent Approval: None

6. Reading of the Legal Notice: None

7. Continued Applications:

A) Application IW-18-004, Edmund Gaines III, 71 North Main St., to construct a stone driveway between the house and a brook and to construct a garage in the upland review area. Map 4A/Block 45/Lot 26.

Frank Magnotta, consulting engineer for the homeowners was present. The proposed two car garage and driveway are within a parcel of land that abuts

Christopher Brook; the whole parcel is within the upland review area. The current driveway is on the neighbor's property.

Before presenting the plan, Mr. Magnotta showed two alternative plans that were both problematic. The first showed the driveway with a curb cut close to the existing driveway, between the house and the southerly property line. The potential impacts of this alternative include that the driveway is narrow, it passes less than 1' off a corner of the home, there is a concrete well casing and large boulders on either side of the driveway, the sight line is severely restricted, and trees would need to be removed. Alternative #2, which was to utilize the existing driveway, was rejected for similar reasons with the addition of possible legal situations as the driveway is not on the applicant's property and they have no documentation of right of use and no control over it.

The proposed driveway location is on the northern side of the house, putting the driveway closer to the brook. The driveway will include a stone infiltration trench that will store runoff, and will be lined with fabric to collect sediment. This fabric will need to be maintained. In this location, sight lines are further and only 2 pine trees will need to be removed. A portion of the existing guard rail will need to be removed and replaced with a shorter length.

The garage located behind the house will have a roof that is pitched to the back. Runoff will be captured in a stone trench with a 1" storage volume. At the closest point, the driveway will be 20' from the brook. Native plantings will be placed along the edge of the brook. Agency members discussed positioning the driveway closer to the house, but still on the southerly side of the property. Ultimately they agreed that the current proposal will work.

Vice Chairman Wilson moved to approve the application as shown as there is unlikely to be adverse impacts to wetlands and watercourses adjacent to the site, and using the standard short form. Mr. Boule seconded. Voted (6-0).

B) Application IW-18-005, Princess Pocotopaug Corp., Wangonk Trail, to add (2) 2' high retaining walls and regrade the slope. Map09A/Block 70C/Lot 48.

Andy Perruccio presented an illustration of the stones behind the proposed wall and showing where the fabric will be on the base and top of the stone. He explained details of the construction of the wall. The cut will become the fill. Grass will be on top of the wall but for the last portion between the water and the wall will be sand.

Vice Chairman Wilson moved to approve the application because there are no adverse impacts to the lake and it is an improvement to existing conditions for recreational lake access. The short form shall be used. Mr. Talbot seconded. Voted (6-0).

8. New Applications:

A) Application IW-18-006, Bryson Hyte, 202 Lake Drive, to reconstruct a seawall (150 Sq. ft. of upland review area disturbance.) Map 09A/Block 70B/Lot 17A: Homeowner Cortney Hyte and contractor Jeff Dondero were present to discuss the plan. The current wall is falling into the lake and presents a safety issue; as such the homeowners are looking to restore the existing wall using the material that is already there.

The agency asked for additional material such as cross-section details, a plan showing where the wall is now, where it will be once built, and to make it clear by survey that there is no encroachment into the lake. Agency members asked them to look at alternatives to building a wall. They explained the need for fully vetted consideration for what the purpose and the need of the wall is and consideration of other options with less impact on the lake. Mr. DeCarli has educational information he will pass along.

Vice Chairman Wilson moved and Mr. Kavalkovich seconded to continue this application to the next regularly scheduled meeting of April 25, 2018. Voted (6-0). Discussion: Agency members would like photos of the whole wall, from the lake if possible.

B) Application IW-18-007, Fikret Cecunjanin, 109 Colchester Ave., to construct a single family home. Map 27/Block 87A/Lot 12-2: Chris Bell, Engineer, represented the homeowner. The lot is 1.96 acres and includes an existing house that will be removed. 0.9 acres is in the conservation area. This is a re-approval of an application from over five years ago. It was approved at that time as part of a subdivision, and the proposed home was larger than the one that this applicant is proposing. This application does not include a garage, and the septic system will also be scaled down due to reduction in the house size. A new gravel driveway will be included.

Vice Chairman Wilson moved to continue this application to the next regularly scheduled meeting of April 25, 2018. Mr. Kavalkovich seconded. Voted (6-0).

C) Application IW-18-008, Lisa Simoni, 56 Spellman Point Rd., to construct a retaining wall where the yard meets the lake. Map 09A/Block 70/Lot 12: Contractor present for the homeowner stated that he realized after listening to the instructions for the applicants of agenda item 8A that his would be similar, since this project is very similar to that one. Their plan is to rebuild the base of the rocks and shape it up into a retaining wall against the lake. It was suggested to the applicant that the wall could be moved back and native plantings be put between it and the

lake, in addition to the same suggestions and specified level of detail asked for in the previous application.

Vice Chairman Wilson moved to continue this application to the next regularly scheduled meeting of April 25, 2018. Second by Mr. Talbot. Voted (6-0).

Discussion: A survey has already be conducted/supplied for this property.

9. Public Hearing: None

10. New Business: None

11. Old Business

A) Review Open Permits: No report at this time.

12. Public Comment: None

13. Adjournment: *Vice Chairman Wilson moved to adjourn at 7:45 p.m. Mr. Kavalkovich seconded. Voted (6-0).*

Respectfully submitted,

Eliza LoPresti
Recording Clerk