

Town of East Hampton
Inland Wetlands and Watercourses Agency
Regular Meeting
December 19, 2018 – 6:30 P.M.
East Hampton Town Hall Meeting Room

DRAFT MINUTES

Present: Chairman Foran, David Boule, Robert Talbot, Scott Hill, Peter Wall and W. Dean Kavalkovich.

Absent: Vice-Chairman Joshua Wilson and Jacqueline True.

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

2. Seating of Alternates: None.

3. Approval of Minutes:

A) November 28, 2018 Regular Meeting: Mr. Talbot made a motion to approve the November 28, 2018 minutes as written. The motion was seconded by Mr. Hill.
Vote: 6-0. The motion passed.

4. Communications, Enforcement and Public Comment:

Communications: There were no communications to report per Mr. DeCarli.

Enforcement: Mr. DeCarli stated that he would report on this under agenda item# 10.

Public Comment: None

5. Agent Approval: None.

6. Reading of the Legal Notice: None

7. Continued Applications:

- A. Application IW-18-019, The Neighborhood at Edgewater Hills,** Phase 1D & E of approved master plan 18 lot subdivision with activities in the Upland Review area. Map 10A/Block 85/Lot 5C. Attorney Heller of Uncasville presented. He presented a revised plan to address the concerns they had at the last meeting regarding the relation of the proposed development to the vernal pools and the potential impact to Lake Pocotopaug. He pointed out the drainage divide of the vernal pools on the revised plan and explained that a couple of the lots on the west side of Edgewater Circle are in the Lake Pocotopaug drainage basin. The revised plan is superimposed with what is being proposed and what was

approved on the master plan. There is an area of preserved upland habitat that does not infringe on the upland review area any more than what was previously approved. The activity that they are proposing is within the upland review area and they are not proposing any altering or filling of any wetland areas. The erosion and sedimentation plan incorporates measures to protect areas of steeper slopes down to the water quality and detention basins so there is stabilization provided in that area during construction. They are proposing a conservation mix on the exterior slopes which will not require a lot of maintenance and inside the basins will be a wetland mix. He added that there should be no adverse impact on wetlands or watercourses based on the design and the Erosion and Sedimentation measures in place. Mr. Motto of The Neighborhood at Edgewater Hills, LLC. explained that the amount of rain we have received this year has been the most he has seen in his career and that he has taken every measure to increase the erosion and sedimentation controls to ensure no runoff to Lake Pocotopaug. Mr. Kavalkovich made a motion to approve the application using a short form with the standard conditions on the short form with a reference to the full set of conditions on the original master plan application for Phase 1 because it has minimal changes to the original plan except for some potential improvements to runoff management. Mr. Wall seconded the motion. ***Vote: 6-Yes; 0-No. The motion passed.***

- B. Application IW-18-020, Paul Catalano, 49 Bay Road,** construction of a 13.25' x 24' attached garage with living space above within the Upland Review area. Map 9A/Block 70/Lot 33. Mr. Catalano explained that there have been no changes since his last presentation. He stated that he is reducing the amount of impervious surface by removing 378-400 sq. ft. of pavement and that the roof coverage will be about 318 sq. ft. He will be adding gravel in front of the garage and will have rain gutters to collect roof runoff. In an attempt to collect water where the pavement is removed, he is proposing plantings for absorption. Mr. Talbot made a motion to approve the application using the short form with standard conditions based on the fact that the impervious surface is decreased further from the lake in the final condition and the gutter flow is being retained from the roof. Mr. Boule seconded the motion. ***Vote: 6-Yes; 0-No. The motion passed.***

8. New Applications:

- A. Application IW-18-023, Pennwood Builders, 55 O'Neil Lane,** adding structural concrete piers to support existing house structure within Upland Review Area. Map 10A/Block 83/Lot 21. Jim Pennington of Pennwood Builders presented. He explained that he was contracted to winterize the home and has found that the structure has disintegrated therefore he needs to add structural support to the first floor to support the 2nd floor and that it is within 200' of the lake. He explained that he will have Erosion and Sedimentation controls in place for the downslope such as a 10" nylon tube filled with hay. He is proposing 7 or 8 piers in total with a 2' x2' pier base. Mr. Hill made a motion to designate this application

for an agent approval. The motion was seconded by Mr. Talbot.

Vote: 6-Yes; 0-No. The motion was approved.

9. Public Hearing: None.

10. New Business: Mr. DeCarli informed the Commission that Belltown Motors is looking to build a 600 sq. ft. car port between the 2 existing buildings by the street. It will have open sides supported by 4 columns with a roof to a gutter system. The proposed project will be within the 200' upland review area. Mr. Hill stated that Belltown Motors has prior approvals that need to be complete before a new project is proposed. Mr. DeCarli said that the owner of 100 Main Street has brought in 1 ½ to 2' of fill to raise the parking area. The owner was given a verbal cease and desist because the area is within the Upland Review area. There is silt fencing around the area per the request of Mr. DeCarli. The owner was instructed to apply for a wetlands permit. Mr. Hill inquired about the runoff status at the new Town Hall location. Mr. DeCarli explained the erosion and sedimentation measures that are in place and the daily monitoring. Mr. Kavalkovich inquired about the silt fencing along the trail in Cobalt.

11. Old Business: None.

12. Public Comment: None

13. Adjournment: Mr. Hill made a motion to adjourn at 7:30 p.m., seconded by Mr. Wall.

Vote: 6-Yes; 0-No. Meeting adjourned.

Respectfully submitted,

Christine Castonguay
Recording Clerk