

MINUTES
REGULAR MEETING
CONSERVATION COMMISSION
LISBON TOWN HALL
TUESDAY, JULY 17, 2012
7:00 P.M.

a. Call to order

The regular meeting of the Conservation Commission was called to order at 7:00 p.m. by Hans Kvist, Chairman.

MEMBERS PRESENT: Hans Kvist, Joseph Lewerk, Leonora Szruba
Richard Hamel, Mark Sullivan; Erik Friendfelds, Alternate
MEMBERS ABSENT: Mark Sullivan

Mr. Kvist seated Erik Friendfelds for Mark Sullivan.

b. Reading of minutes of previous meeting(s) and action thereon

A motion was made by J. Lewerk, seconded by L. Szruba, to accept the previous minutes with a correction to the Chairman's name (on the second page) which should read "Hans Kvist".

VOTE: UNANIMOUS MOTION CARRIED

c. Pending applications

- a. Appl. #12-03, Brenmor Properties-196 S. Burnham Hwy (Map 9/85, Lot 1)
Peter Gardner, Tim Hollister and Mike Schaefer, representing the applicant, reviewed and answered questions regarding stormwater management. Mr. Gardner submitted a "Stormwater Management Report" dated July 10, 2012, and a \$168 check, #13149, for the application fee.

A motion was made by R. Hamel, seconded by J. Lewerk, to approve Application #12-03, Brenmor Properties-196 S. Burnham Hwy., with the following conditions: 1. The wetlands are to be mapped with the conservation signs, and 2. The plans are to be sent to the Town Engineer for a review of the calculations.

VOTE: UNANIMOUS MOTION CARRIED

d. New applications

- a. Lisbon River Road LLC - 99 River Rd.
Bob Schuch, Boundaries LLC, noted the failed existing septic system at 99 River Road then explained the proposal to tie into the municipal sewer system through the same area on the property which is in the 100' review area.

A motion was made by R. Hamel, seconded by J. Lewerk, to make this an Agent approval application.

VOTE: UNANIMOUS MOTION CARRIED

Mr. Kvist advised that the application fee is \$110 (\$50-Town/\$60-State).

APPLICATION FOR PERMIT FOR USE OF
INLAND WETLANDS AND WATERCOURSES OR UPLAND REVIEW/BUFFER AREAS

Lisbon, Connecticut

NAME OF APPLICANT:

Brenmor Properties, LLC

To be completed by Commission:

Application No.: 12-03

Date of Receipt: 6-19-12

Application Fee: 168.-

ADDRESS OF APPLICANT:

Home: _____

Business: P.O. Box 577, Gales Ferry, CT 06335

NAME OF PROPERTY OWNER: Brenmor Properties, LLC (*See attached sheet for managing member's name and address)

ADDRESS: P.O. Box 577, Gales Ferry, CT 06335

TELEPHONE: Applicant 860-464-5678 Owner Same

Pursuant to Section 7.5(a) of the Inland Wetlands and Watercourses Regulations of the Town of Lisbon, the managing member or responsible corporate officer's name, address, and telephone number of the Limited Liability Corporation applicant is:

athan B. Weiss, A Member, duly authorized
Brenmor Properties, LLC
P.O. Box 577
Gales Ferry, CT 06335
Phone: 860-464-5678

**Written consent must be attached if Applicant is not the property owner.

**Written description of functions of Wetlands and Watercourses must be attached as per Section of 7.4.4.

PURPOSE AND DESCRIPTION OF PROPOSED ACTIVITY, INCLUDING ANTICIPATED COMPLETION DATE: (Use additional sheet if needed)

Residential subdivision for development of 19 homes with minor activity within 100 foot upland review area.

GEOGRAPHICAL LOCATION OF PROPERTY TO BE AFFECTED BY PROPOSED ACTIVITY, INCLUDING, BUT NOT LIMITED TO, A DESCRIPTION OF THE LAND IN SUFFICIENT DETAIL TO ALLOW IDENTIFICATION OF THE INLAND WETLANDS AND WATERCOURSES AND UPLAND REVIEW/BUFFER AREA: (Use additional sheet if needed)

**Ames Road and Connecticut Route 160 (196 South Burnham Highway).
Assessor's Map 9/Block 85/Lot 1.**

I hereby certify that I am familiar with all the information provided in this application, and I am aware of the penalties for obtaining a permit through deception or through inaccurate or misleading information.

BY: **Timothy S. Hollister,**
Attorney for Applicant/Owner

Signed: Timothy S. Hollister Date: 5-24-12
(Applicant)

FORM IWWC07-02 (Page 2)

LIST ALTERNATIVES TO APPLICATION PROPOSAL WHICH WERE CONSIDERED AND WHY THE APPLICATION PROPOSAL WAS CHOSEN: (Use additional sheet if needed)

Other alternatives involved greater activity within 100 feet of wetland boundary. Selected alternative involves the least amount of activity within 100 feet of the wetland boundary.

ACREAGE OF WETLANDS AND WATERCOURSES ALTERED:

A. Soil type(s) (if available)..... [0 ACRES]

ACREAGE OF WETLANDS OR WATERCOURSES CREATED:..... [0 ACRES]

LINEAL FEET OF STREAM ALTERATION..... [0 FEET]

TOTAL AREA OF WETLANDS ON PROJECT SITE..... [1.9± ACRES]

TOTAL AREA OF UPLAND REVIEW/BUFFER ON SITE..... [4.4 ACRES] [Activity within upland review area is 9200± sq. ft. (0.2± acres)]

TOTAL LAND AREA OF PROPERTY..... [12.92 ACRES]

ATTACH SITE PLAN AS PRESCRIBED IN SECTION 7

I, the property owner, hereby grant permission to the Inland Wetlands Commission and its designated agents to access the property involved in this application during its consideration and during the implementation of any resulting permit.

**BY: Timothy S. Hollister,
Attorney for Applicant/Owner**

Signed: Timothy S. Hollister Date: 5-24-12
(Property Owner)

(To be completed by the Commission)

Application Approved: Date: JULY 17, 2012

Conditions of Approval, if any: 1. the wetlands are to be mapped with the conservation signs. 2. The plans are to be sent to the Town Engineer for review of the calculations.

Expiration Date: JULY 17, 2021

Extension Date: _____

Date of Review of Completed Work: _____

Application Denied: Date: _____

Reasons for Denial: _____

Offens ProD

Signature of Chairman or Secretary of Commission

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- b. Gail Whitney - Lot 4, 75 N. Burnham Hwy.
After explaining that all of the previously permitted work for the development had been completed before he purchased his property, Randall Baker, noting he is about to sell his lot, asked if the original permit is still in effect.
- c. Louis Reguin - Club House Rd.
Mr. Kvist advised that Mr. Reguin has withdrawn.
- e. Communications and bills
 - 1. Year End Financial Report, Bal.: \$275.67-Enforcement Officer; \$1,851.11-Supplies & Expenses
 - 2. Monthly Expenditure Report, Bal.: \$8,000-Enforcement Officer; \$1,500-Supplies & Expenses
 - 3. Memo, Wayne Donaldson, Chair., Board of Finance, 6/27/12, Re: Purchase Order Policy & Procedures (new)
 - 4. Bill: \$513.65, Joseph R. Theroux, Conservation Enforcement Officer, 6/20/12, Re: June Hours & Mileage
 - 5. Bill: \$60, Connecticut Association of Conservation and Inland Wetlands Commissions (CACIWC), Re: Membership Renewal 7/1/12 - 6/30/13
A motion was made by R. Hamel, seconded by J. Lewerk, to pay Joe the \$513 for time and mileage and CACIWC \$60 for membership renewal.
VOTE: UNANIMOUS MOTION CARRIED
- f. Reports of officers, committees and staff
Joseph Theroux, Conservation Enforcement Officer, reported sending a letter to residents at 12 Kinsman Hill Road requesting their presence at this meeting to discuss the storage and burning of pallets directly adjacent to the wetlands and stream on the property constituting a significant impact to the wetlands and watercourse. He noted that the residence were not present.

A motion was made by R. Hamel, seconded by J. Lewerk, to issue a Notice of Violation to Mrs. Norma Howlett and Mr. Edwin Benjamin, Jr. at 12 Kinsman Hill Road.
VOTE: UNANIMOUS MOTION CARRIED

Mr. Theroux also reported an erosion problem on the town property behind Lisbon Landing noting he has spoken to the First Selectman and will be speaking to the lessee of the property as well.
- g. Unfinished business:
 - 1. ABS Development, 320 North Burnham Hwy.- No update

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2. Open Space Plan

Joseph Lewerk distributed copies of mapping sheets for potential open space along the eastern corridor of the town. It was the general consensus of those present to continue with the project.

h. Previously Approved Applications - None needing action.

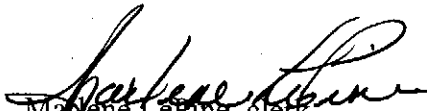
I New Business - None

j. Any other business which may properly come before the Commission - None


k. Adjournment

A motion was made by R. Hamel, seconded by J. Lewerk, to adjourn at 7:53 p.m.

VOTE: UNANIMOUS MOTION CARRIED


Marlene LePine, clerk

APPROVED: _____
Hans L. Kvist, Chairman

RECEIVED FOR RECORD AT LISBON
CT ON 07/19/12 AT 10:40 am
ATTEST. LAURIE TIROCCHI, TOWN CLERK




CONSERVATION COMMISSION
TOWN OF LISBON
1 Newent Road
Lisbon, Connecticut 06351

TOWN OF LISBON
NOTICE OF DECISION
ISSUANCE OF INLAND PERMIT
APPLICATION No. 12-03

Pursuant to Section 22a-42a of the Connecticut General Statutes, the Town of Lisbon Conservation Commission hereby serves notice that it has granted the following application with conditions: Application No. 12-03 of Brenmor Properties, LLC, for property at 196 S. Burnham Hwy. (Map 9/8, Lot 1), to conduct minor activity within the 100 foot upland review area related to the development of a 19 home residential subdivision.

July 17, 2012

Hans L. Kvist, Chairman

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CT ON 07/19/12 AT 10:40
ATTEST. LAURIE TIROCCHI, TOWN CLERK am

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