

**Brooklyn Inland Wetlands Commission
Regular Meeting Minutes
December 13, 2016**

The Brooklyn Inland Wetlands Commission held a regular meeting on Tuesday, December 13, 2016, 6:00 p.m. at the Clifford B. Green Memorial Center, 69 South Main Street on the following:

Call to Order: The meeting was called to order at 6:02 p.m.

Members Present: Real Gallant, George Sipila, Richard Oliverson, Demian Sorrentino.

Members Absent: Melissa Labossiere and Jeffrey Arends without notice.

Staff Present: Martha Fraenkel, Wetlands Agent, Audrey Cross-Lussier, Recording Secretary.

Also Present: Marc and Mary Ducat, Ken Cardinal, Joseph Tatro, Aaron Kerouac, Public in Attendance.

Roll Call: All members present stated their name for the record.

Seating of Alternates: None.

Additions to Agenda: None.

Approval of Minutes:

1. Regular Meeting Minutes November 8, 2016. A motion was made by Demian Sorrentino to approve the regular meeting minutes of November 8, 2016. George Sipila seconds this motion. No discussion held. All in favor. The motion passes unanimously.

Public Commentary: None.

New Application Receipt:

1. 121316A KCTT Properties, LLC, 520 Providence Road, Map 41, Lot 15, PC Zone;
Construction of Drive-Thru Lane within 125 feet of wetlands.

Chairman Gallant asked if the application is complete, Ms. Fraenkel confirmed it to be complete.

Ken Cardinal, owner of KCTT represents application 121316A.

Mr. Cardinal reviews the proposed drive-thru lane. The new drive-thru lane will go through the existing parking lot past Sweet Peas, down the hill around the back of the main building, come around the side of the main building with one egress exiting onto Route 6. Mr. Cardinal will acquire land from Mr. Gates-Premier Chevrolet. Ms. Fraenkel stated the wetlands is approximately 60 to 80 feet beyond. Ms. Fraenkel has sent this to Syl Pauley for his review. Ms. Fraenkel will ask Mr. Pauley to look at any kind of need for renovation of the water. On the west side to the left facing the building the water is going into an existing swale, that swale leads to the wetlands. Ms. Fraenkel is interested in getting some feedback from the engineer about anything that could be done for water quality. Discussion ensued.

Mr. Sorrentino asked what is the distance from the covered porch on Sweet Peas and the retaining wall, is this at least 24 feet wide? Mr. Cardinal stated it is at least 20 feet.

Chairman Gallant asked if there is enough impact to schedule a public hearing. Mr. Sorrentino stated no. Commission Members agreed.

A motion was made by Demian Sorrentino to receive application 121316A and continue to the January 2017 meeting. Richard Oliverson seconds this motion. No discussion held. All in favor. The motion passes unanimously.

Public Hearings: None.

Old Business:

1. 110816A Marc and Mary Ducat, 111 Clearview Drive, Map 33, Lot 36-7, R30 Zone, build a 24 ft. x 32 ft. garage on 2.65 acres in upland review area.

Mr. Sorrentino asked if there was a small modification to the plan. Ms. Fraenkel stated it is a very small change. The stockpile has been located and erosion controls shown. Mr. Sorrentino asked Ms. Fraenkel if she is satisfied with the modifications. Ms. Fraenkel confirmed she is.

A motion was made by Demian Sorrentino to approve application 110816A of Mary and Marc Ducat, 111 Clearview Drive, for construction of a 24 x 32 ft. detached garage based on the submitted application and the garage location map titled General Location Survey/Septic System Design Plan Lot 7, prepared for Deborah Lehto, Added Proposed Garage 2016, subject to the standard conditions of the Inland Wetlands and Watercourses Commission. This permit is valid for 5 years. This approval is based upon a finding that the proposed garage will have a minimal impact to wetlands. George Sipila seconds this motion. No discussion held. All in favor. The motion passes unanimously.

New Business:

1. DR16-010 Joseph Tatro, 90 Preston Road, Map 98, Lot 3, Construct Barn on sono-tubes for housing of animals.

Chairman Gallant asked what the impact is here. Ms. Fraenkel stated that this is in the upland review area. It is already about 60% done, completely framed with sono-tubes inground. The use is agricultural. The property is surrounded by wetlands. The house is built deep into the lot in approximately 1990. The house and driveway are close to the wetlands on the east side. The barn is close to wetlands on west side but the wetlands are not developed wetlands anymore as it has been converted to yard. Ms. Fraenkel's biggest issue with the property is the manure pile which is currently in wetlands. No violation notice has been issued presently. A permanent location of the manure pile is necessary or the manure is to be removed from lot on a routine basis.

Mr. Tatro presents a map and reviews with Commission Members. Mr. Tatro demonstrates barn and manure pile location. The barn is 30 ft. x 30 ft.

Ms. Fraenkel stated that her measurements show the building is about 20 feet to wetlands and 40 feet to the property line on the west side.

Ms. Fraenkel suggests a declaratory ruling for the building with the manure pile location separately approved. Chairman Gallant requested that the manure pile violation be cleared up with a report back to the Commission.

A motion was made by Demian Sorrentino to find a declaratory ruling for an agricultural use as of right for application DR 16-010 Joseph Tatro at 90 Preston Road, for construction of a barn on sono-tubes for housing of animals. George Sipila seconds this motion. No discussion held. All in favor. The motion passes unanimously.

2. DR16-011 Thomas Rukstela, 127 Mason Road, Map 15, Lot 10-2, RA Zone; Repair driveway with new gravel to get rid of the mud.

The applicant was not present at the meeting and the application did not have detailed information.

A motion was made by Richard Oliverson to table application DR16-011 to the January 2017 meeting. Demian Sorrentino seconds this motion. No discussion held. All in favor. The motion passes unanimously.

3. Budget - FY 2017-2018.

Ms. Fraenkel proposes minor changes. Legal \$3,000 decrease to \$2,800. Create a new line item for Training. Decrease Professional Services from \$870 to \$800. Fund a training line item with the decreases totaling \$270.

A motion was made by Demian Sorrentino to accept the 2017-2018 budget as amended. George Sipila seconds this motion. No discussion held. All in favor. The motion passes unanimously.

Communications:

1. Wetlands Agent Monthly Report.

Proulx Street-Dick Regis: the Proulx Street silt fence was installed properly for the winter.

430 Allen Hill Road- Dick Regis: Ms. Fraenkel visited the site and looked at the requirements issued to Mr. Regis 14 months ago. The planted trees have died. The strip that was to be re-vegetated needs organic material if there is to be any plant growth. Mr. Regis is up for a review with renewal. Ms. Fraenkel will bring Syl Pauley, Regional Engineer to walk the site. Discussion ensued. Chairman Gallant requests immediate compliance or enforcement action be issued.

2. WalMart Stormwater – semi-annual report.

Report given to Commission Members for their review.

Adjourn: A motion was made by Chairman Gallant to adjourn the meeting at 6:37 p.m. Richard Oliverson seconds this motion. No discussion held. All in favor. The motion passes unanimously.

Audrey Cross-Lussier
Recording Secretary