

Town of Lebanon
INLAND WETLANDS COMMISSION
Regular Meeting
Lebanon Town Hall, Lower Level Conference Room

Monday, November 5, 2012 – 7:00 PM

MINUTES

Members Present: Chairman Jim McCaw, Sec. Robert Slate, John Drum, James Hallene
Dean Gustafson, Jim Bender, Carl Bender, Dennis Latchum
Members Absent: David Martin
Others Present: Philip Chester, Town Planner & Holli Pianka, Secretary

- I. The meeting was called to order at 7:00 p.m. by Chairman McCaw.
- II. Acceptance of Minutes:
Sec. Slate made a motion to approve the October 1, 2012 Meeting Minutes, seconded by Jim Hallene. Members voted unanimously to approve the minutes as presented. D. Gustafson abstained.
- III. New Business:
 - a. John Drum made a motion to accept the 2013 schedule of regular meeting dates, correcting June 10 to June 3, seconded by Jim Hallene. Unanimously approved.
- IV. Old Business:
 - a. **#IW-12-1528:** 335 Oliver Road, Assessors Map 237, Lot 24. Jonathan M. Green, owner/applicant. Proposed 8-lot subdivision.

Robert Hellstrom, L.S., presented a final revised set of plans dated 10/31/12. Three possible vernal pool areas were investigated and based on his observation they did not qualify as such and none were outside of wetland areas. These areas included a stable pond and another located inside the conservation easement. Mark Reynolds, P.E. commented on the final revision dated 10/31/12, stating additional changes are specific to zoning and the town engineer's comments not applicable to wetlands or buffers. Along the common driveway lots, footing drains were changed and silt fence were located along the wetland buffer line.

With no further discussion, Robert Slate made a motion to approve application #IW-12-1528, seconded by Jim Hallene. Motion unanimously approved. D. Gustafson and J. Drum abstained.
 - b. **#IW-AR-12-1559:** 48 Browning Road, Assessors Map 251, Lot 16, Christian Joseph, applicant, Prides Corner Farms, owner. Pond creation.

Jim Hallene recused himself for this application.

Christian Joseph stated that no additional changes were made to the final plan.

Jim Bender made a motion to approve application #IW-AR-12-1559, seconded by Dennis Latchum. Motion unanimously approved. D. Gustafson and C. Bender abstained.

J. Hallene was reactivated.

- c. **#IW-AR-12-1575:** 72 Deepwood Drive, Assessors Map 103, Map 84, Chad & Ursula Nehrt, owners. Loam and seed lawn, patio installation.

A letter was received from the owner stating they would not be able to attend this evening's meeting and requested to be added to the December meeting agenda.

V. Executive Session: No executive session took place.

VI. Town Planner's Report:

a. Buffer Permits:

- **#IW-AR-12-1591:** 748 Goshen Hill Road, Map 260, Lot 3, Brian Parrow, owner. Repair spillway. **APPROVED.**
- **#IW-AR-12-1659:** 394 Trumbull Highway, Map 228, Lot 34, Carolyn Postemski, owner. Selective timber harvest. **APPROVED.**

VII. Correspondence:

VIII. Jim Bender made a motion to adjourn, seconded by Carl Bender and approved unanimously. Meeting adjourned at 7:30 p.m.

Respectfully Submitted,
Holli E. Pianka, Land Use Secretary
November 8, 2012

(Minutes are unapproved as of transcription date.)