Minutes

Lee Conservation Commission

Lee Town Hall 32 Main Street Meeting Hall

Wednesday January 3, 2024

Commissioners Present: Kathy Arment, Chair; John Philpott; John Coty, Jr., Marilyn Hansen; Mark Navin; Toni Thomas; Clare Lahey, alternate

Commissioners Absent: Stu Dalheim

Members of the Public Present: Matthew Puntin, SK Design Group; Bill and Kathy Hall; Bill and Becky Brunell

**Notice of Intent Lee Youth Commission 126 Housatonic Street Map 19 Lot 1 DEP# 196-0491**

The plan was presented by Mr. Puntin. The Lee Youth Commission would like to expand the skateboard park and construct an obstacle playground. The whole area is located within Bordering Land Subject to Flooding. The proposed obstacle playground will be located within the buffer zone in an existing lawn area. The existing soil will be removed, and a new surface will be installed flush with the grade. Additional concrete will be installed at the skateboard park with an infiltration trench adjacent to the park. Soil will be excavated as needed. The new concrete surface will be flush with the existing concrete and existing grade. It was proposed to install 6” of wood chips in the 7000 sq ft of the playground. There was discussion as to different types of surface materials. More information was requested. **Motion by Ms. Hansen with a second by Mr. Philpott to approve this application with the condition that prior to the start of any work the applicant must return before the Commission for final determination of surface material and subsequent approval by the Commission.**

**VOTE: Ms. Arment, aye Ms. Hansen, aye Ms. Thomas, aye Mr. Philpott, aye**

**Mr. Coty, aye Mr. Navin, aye**

**Unanimous approval**

**Notice of Intent William Brunell 35 Limestone Road Map 30 Lot 67F & 67G DEP# 196-0492 construction of several commercial buildings** The plan was presented by Mr. Puntin. A Resource Area Designation was done and the onsite BVW limits were marked in the field. There will be 12 new trees planted within the inner 50’ of the buffer zone. A chain link fence will be installed along the 50’ do not disturb area. The wetland area is higher than the area where the building will take place. There is a detention basin that water will flow to—there is a question as to who will maintain it in the future. Because the wetland is higher than the area proposed for any building, no water from the building or driveway area will flow into the wetland. A discussion was held on the responsibilities of the CDC and the HOA. **Motion by Ms. Arment with a second by Mr. Philpott to continue the Notice of Intent for more information until the January 17, 2024 meeting.**

**VOTE: Ms. Arment, aye Ms. Hansen, aye Ms. Thomas, aye Mr. Philpott, aye**

**Mr. Coty, aye Mr. Navin, aye**

**Unanimous approval**

Discussion on different projects in the town. Many contractors and residents seem unaware of the Scenic Mountain Act (SMA). There needs to be a better system of the town boards working together when issuing permits that are in the SMA jurisdiction.

2

A question about Town Lands and whether the Commission wanted signs posted that state “hunting and trapping are prohibited on any town land so posted by the Commission”. The Commission unanimously agreed to authorize signs being posted.

A question was asked about who would do this. Ms. Vsetecka will consult with the Town Administrator.

Minutes of the November 29, 2023 meeting.

**Motion by Ms. Arment with a second by Mr. Philpott to approve the minutes of the November 29, 2023 meeting.**

**VOTE: Ms. Arment, aye Ms. Hansen, aye Ms. Thomas, aye Mr. Philpott, aye**

**Mr. Coty, aye Mr. Navin, aye**

**Unanimous approval**

Documents: Notice of Intent 126 Housatonic Street DEP# 196-0491; Notice of Intent 35 Limestone Road DEP# 196-0492; Minutes of November 29, 2023; Rules and Regulations for the Use of the Town Forest Lands of the Town of Lee

Meeting adjourned at 9:15 PM