Minutes

Lee Conservation Commission

Town Hall 32 Main Street Via Zoom

Wednesday February 3, 2021

Commissioners Present: Kathy Arment, Chair; John Philpott; Stu Dalheim; Marilyn Hansen; John Coty, Jr.

Members of the Public Present: Sam Malafonte and Kevin Solli, Solli Engineering

**Continued Notice of Intent Michael Argiros 145 Housatonic Street DEP #196-0475 Site improvements to accommodate required parking, drive through stacking and by-pass lanes, dumpster pad and enclosure**

Mr. Malafonte presented a review of the plan. The lot is approximately .76 acres, has approximately 200’ of riverfront to a nameless tributary of the Housatonic River, and has an area in the 100-year flood plain. Modifications to the plan were done since the last meeting to improve flood storage capacity on-site. The dumpster and enclosure will be moved further north and one parking space along the frontage of the property will be removed. These will result in a greater landscaped area for flood storage capacity. The pervious area will be increased by 1400 sq ft. Questions were raised about the maintenance of the stormwater system. Water will flow down to the road. Maintenance will be semi-annual. During construction the contractor and the owners are responsible for it. After construction, the owners and the property management will be responsible for it. Mass DOT have been contacted about the project as has the Town of Lee Public Works Department. They are reviewing the plans and if any changes need to be made, the applicant will need to come before the Commission. It was noted that the basic improvements to this property with this plan are less runoff, less impervious surface and more landscaping.

**Motion made by John Coty with a second by John Philpott to approve the Notice of Intent and issue an Order of Conditions with these conditions: If there is any change of the drainage design, the applicant is to come back to the Commission for approval. The manager of the site is to keep the maintenance of the drainage updated and the Commission is to have a number that he/she can be reached at 24/7. The information from the MassDOT is to be submitted to the Commission and if there are any changes the Commission is to be notified. Mr. Coty, yes; Mr. Philpott, yes; Ms. Arment, yes; Ms. Hansen, yes; Mr. Dalheim, yes. The motion is unanimously approved.**

**Motion made by Mr. Philpott with a second by Mr. Coty to approve the minutes of the January 20, 2021 meeting. Mr. Philpott, yes; Ms. Arment, yes; Mr. Coty, yes; Ms. Hansen, yes; Mr. Dalheim, yes Motion approved**

Meeting adjourned at 7:45 PM

Documents: Notice of Intent with plans and revised plans 145 Housatonic Street 196-0475; Minutes of the January 20, 2021 meeting.