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The Chair asked if there were any comments or questions from the Public. There were none.

The hearing was closed, and the Board went into Work Session. It was agreed that the following Standard Condition of Approval were deemed necessary: 2, 6, 7, 8, 9, 11, and 12.

DECISION: Proposed Project Approved, 3(Y)-0(N).

- 2. **15 Roosevelt Road/ Application WPL #10626-18;** Application of William Achilles AIA, on behalf of the owner, 15 Roosevelt LLC, for the construction of a new 2 story single family residence with attached garage and related site appurtenances within the WPLO. The proposed activity is within the WPL area for the Gray's Creek.

This project was presented by William Achilles, AIA, on behalf of the owners, 15 Roosevelt LLC.

There were questions from the Board regarding the propane tank depth, whether the depicted dwelling is a final proposed design or subject to change, .

Per the Chair's request, Amrik S. Matharu summarized the Engineering Department's review of the project, stating that the proposed activity substantially complies with Town of Westport requirements. He would recommend approval subject to:

- 3. *Architectural plans depicting adequate flood venting for the garage shall be required prior to obtaining a Planning & Zoning Permit.*
- 4. *The pool plans depicting FEMA compliant construction shall be required as part of obtaining a Planning & Zoning Permit.*

The Chair asked if there were any comments or questions from the Public. There were none.

The hearing was closed, and the Board went into Work Session. It was agreed that the following Standard Condition of Approval were deemed necessary: 2, 6, 7, 8, 9, 11, and 12.

DECISION: Proposed Project Approved, 3(Y)-0(N).

*\* See JULY 11, 2018 MINUTES.*

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- 3. ~~Hiawatha Lane Lot A05/4, A05/5, and #28, #36, #38, #39, #41, #42, #43, #44, #45, and #47/ Application WPL #10619-18; Application of Summit Saugatuck LLC, on behalf of the owners, Saugatuck Summit LLC, David H. Ogilvy, Frank P. Bottone, Hammerlore Walsh, Estate of Crystal Christensen, and Anne M. Mantia, for the construction of a new multifamily development and related site appurtenances within the WPLO. The proposed activity is within the WPL area for the Indian River.~~

~~This project was presented by David Ginter, PE, of Redniss & Mead, Inc., and Andrew Tung of Divney Tung Schwalbe, on behalf of the owner, Summit Saugatuck LLC.~~

~~There were questions from the Board regarding when construction will start, whether there are any impacts to species, the extent of disturbance,~~

~~Per the Chair's request, Amrik S. Matharu summarized the Engineering Department's review of the project, stating that the proposed activity substantially complies with Town of Westport requirements. He would recommend approval.~~

~~The Chair asked if there were any comments or questions from the Public. There were none.~~

~~The hearing was closed and the Board went into Work Session. It was agreed that the following Standard Conditions of Approval were deemed necessary: 9.~~

~~DECISION: Proposed Project Approved, 3(Y)-0(N), with the above referenced Standard Conditions of Approval.~~

4. **Drainage Study;** GZA GeoEnvironmental, Inc., has been contracted by the Town of Westport to analyze the hydrology and hydraulic nature of multiple watercourses throughout town. The findings and recommendations for the major streams in town will be presented along with the results of the Downtown Resiliency and Recovery Plan. The streams include Indian River, Stony Brook, Poplar Plains Brook, Silver Brook, Willow Brook, Pussy Willow Brook, Muddy Brook and New Creek.

This project was presented by Peter Ratkiewich PE, Director of Public Works, and Sam Bell, and Todd Monson, PE, of GZA GeoEnvironmental, Inc.

There were questions from the Board regarding whether watersheds move, whether the floodplain sizes have changed, whether tidal effects were taken into account, whether Interstate 95 acts as a dam in certain areas during a flood event, which type of event had the most impact on the flood elevations, the impact flood barriers have on flood water on adjacent properties, and future plans utilizing the recommendations described in the report.

The Chair asked if there were any comments or questions from the Public.

Timothy Walker of 19 Woodside Avenue spoke. Mr. Walker asked how far up the river did the analysis go, how the consultant's information related to the FEMA model, the specific recommendations for Stony Brook, about recommendations that impact Nash's Pond,

Resident Jim Carr spoke. Mr. Carr asked in the numbers represented a priority for each improvement.

Alicia Mozian, Conservation Director spoke. Ms. Mozian asked, if FEMA only study four of the streams in the Town of Westport, and whether this information would be used to revise FEMA maps. She also comments potential future and historic regulations.

Pamela Boyd of 6 Violet Lane spoke. She expressed concern with one of the proposed alternatives.

The meeting was adjourned at 9:10 pm.

Respectfully submitted,

Preston H. Koster, Acting Chair



# WESTPORT, CONNECTICUT

## FLOOD AND EROSION CONTROL BOARD

TOWN HALL, 110 MYRTLE AVENUE  
WESTPORT, CONNECTICUT 06880  
(203) 341-1120

FINAL  
June Mins

### MINUTES

Flood & Erosion Control Board Meeting of June 6, 2018.

Present for the Board:

Preston H. Koster (Acting Chair)  
William S. Mazo  
Edward C. Picard

Present for Department of Public Works: Amrik S. Matharu, Engineer II

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Preston H. Koster opened the meeting at 7:31 pm.

1. **161 Riverside Avenue / Application WPL #10615-18;** Application of John Hilts, on behalf of the owner, Leslie Clarke, for the construction of a new concrete landing, aluminum ramp, float, and floating dock within the WPLO. The proposed activity is within the WPL area for the Saugatuck River.

This project was presented by John Hilts on behalf of the owner of 161 Riverside South, Leslie Clarke.

There were questions from the Board regarding how the docks are brought to the site, how the floats and ramps are anchored, whether the piles will be driven by the land, tidal elevation, whether the dock will sit on the flat during low tide, whether there is a requirement to construct the ramp during high tide or low tide, whether the dry stone steps will remain, and whether the construction activity is restricted by the tide.

Per the Chair's request, Amrik S. Matharu summarized the Engineering Department's review of the project, stating that the proposed activity substantially complies with Town of Westport requirements. He would recommend approval.

The Chair asked if there were any comments or questions from the Public. There were none.

The hearing was closed, and the Board went into Work Session. It was agreed that the following Standard Condition of Approval were deemed necessary: 9.

DECISION: Proposed Project Approved, 3(Y)-0(N).

2. **111 Harbor Road/ Application WPL #10621-18;** Application of Richard Benson, on behalf of the owners Richard & Karen Leever, for the construction of a new house and associated site appurtenances within the WPLO. The proposed activity is within the WPL area for the Saugatuck River.

This applicant requested that their project be postponed until the next regularly scheduled meeting. The board obliged.

3. **24 Owenoke Park/ Application WPL #10616-18;** Application of John Hilts, on behalf of the owner, Kate Melnick, for the construction of a new concrete landing, aluminum ramp, float, and floating dock within the WPLO. The proposed activity is within the WPL area for the Saugatuck River.

This project was presented by John Hilts on behalf of the owner, Kate Melnick.

There were questions from the Board regarding when construction will start, whether there are any impacts to species, the extent of disturbance,

Per the Chair's request, Amrik S. Matharu summarized the Engineering Department's review of the project, stating that the proposed activity substantially complies with Town of Westport requirements. He would recommend approval.

The Chair asked if there were any comments or questions from the Public. There were none.

The hearing was closed, and the Board went into Work Session. It was agreed that the following Standard Conditions of Approval were deemed necessary: 9.

DECISION: Proposed Project Approved, 3(Y)-0(N), with the above referenced Standard Conditions of Approval.

4. **Drainage Study;** GZA GeoEnvironmental, Inc., has been contracted by the Town of Westport to analyze the hydrology and hydraulic nature of multiple watercourses throughout town. The findings and recommendations for the major streams in town will be presented along with the results of the Downtown Resiliency and Recovery Plan. The streams include Indian River, Stony Brook, Poplar Plains Brook, Silver Brook, Willow Brook, Pussy Willow Brook, Muddy Brook and New Creek.

This project was presented by Peter Ratkiewich PE, Director of Public Works, and Sam Bell, and Todd Monson, PE, of GZA GeoEnvironmental, Inc.

There were questions from the Board regarding whether watersheds move, whether the floodplain sizes have changed, whether tidal effects were taken into account, whether Interstate 95 acts as a dam in certain areas during a flood event, which type of event had the most impact on the flood elevations, the impact flood barriers have on flood water on adjacent properties, and future plans utilizing the recommendations described in the report.

The Chair asked if there were any comments or questions from the Public.

Timothy Walker of 19 Woodside Avenue spoke. Mr. Walker asked how far up the river did the analysis go, how the consultant's information related to the FEMA model, the specific recommendations for Stony Brook, about recommendations that impact Nash's Pond,

Resident Jim Carr spoke. Mr. Carr asked in the numbers represented a priority for each improvement.

Alicia Mozian, Conservation Director spoke. Ms. Mozian asked, if FEMA only study four of the streams in the Town of Westport, and whether this information would be used to revise FEMA maps. She also comments potential future and historic regulations.

Pamela Boyd of 6 Violet Lane spoke. She expressed concern with one of the proposed alternatives.

The meeting was adjourned at 9:10 pm.

Respectfully submitted,

Preston H. Koster, Acting Chair  
Flood & Erosion Control Board

PHK/asm

Cc: First Selectman, Town Attorney, Public Works Director, Planning & Zoning Director, Conservation Director, Chair of RTM Environmental Committee, Chair of RTM Public Works Committee, Applicants, minutes@westportct.gov

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# WESTPORT, CONNECTICUT

## FLOOD AND EROSION CONTROL BOARD

TOWN HALL, 110 MYRTLE AVENUE  
WESTPORT, CONNECTICUT 06880  
(203) 341-1120

### MINUTES

Flood & Erosion Control Board Meeting of July 11, 2018.

Present for the Board:

Preston H. Koster (Acting Chair)  
William S. Mazo  
John Toi

Present for Department of Public Works: Amrik S. Matharu, Engineer II

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Preston H. Koster opened the meeting at 7:34 pm.

1. **111 Harbor Road/ Application WPL #10621-18 (CONTINUED)**; Application of Richard Benson, on behalf of the owners Richard & Karen Leever, for the construction of a new house and associated site appurtenances within the WPLO. The proposed activity is within the WPL area for the Saugatuck River.

This project was presented by Bryan Nesteriak on behalf of the owners of 111 Harbor Road, Richard & Karen Leever.

There were questions from the Board regarding the propane tank depth, whether the depicted dwelling is a final proposed design or subject to change, the drainage requirements for a patio, flood venting, whether the mechanicals are at the correct elevation, whether the pool will be heated by the tank, and how the pipes will be run from the tank to the house.

Per the Chair's request, Amrik S. Matharu summarized the Engineering Department's review of the project, stating that the proposed activity substantially complies with Town of Westport requirements. He would recommend approval subject to:

1. *Architectural plans depicting adequate flood venting for the garage shall be required prior to obtaining a Planning & Zoning Permit.*
2. *The pool plans depicting FEMA compliant construction shall be required as part of obtaining a Planning & Zoning Permit.*

The Chair asked if there were any comments or questions from the Public. There were none.

The hearing was closed, and the Board went into Work Session. It was agreed that the following Standard Condition of Approval were deemed necessary: 2, 6, 7, 8, 9, 11, and 12.

DECISION: Proposed Project Approved, 3(Y)-0(N).

2. **15 Roosevelt Road/ Application WPL #10626-18;** Application of William Achilles AIA, on behalf of the owner, 15 Roosevelt LLC, for the construction of a new 2 story single family residence with attached garage and related site appurtenances within the WPLO. The proposed activity is within the WPL area for the Gray's Creek.

This project was presented by William Achilles, AIA, on behalf of the owners, 15 Roosevelt LLC.

There were questions from the Board regarding the location of the propane tank, whether the tank will be anchored, the difference in runoff between the existing and proposed conditions, whether deep test pits have been performed, whether there is a decrease in coverage, the patio materials, whether the ductwork in the crawlspace will be below the base flood elevation, and whether the depicted dwelling is a final proposed design or subject to change.

Per the Chair's request, Amrik S. Matharu summarized the Engineering Department's review of the project, stating that the proposed activity substantially complies with Town of Westport requirements. He would recommend approval.

The Chair asked if there were any comments or questions from the Public. There were none.

The hearing was closed, and the Board went into Work Session. It was agreed that the following Standard Condition of Approval were deemed necessary: 2, 6, 7, 8, 9, 11, and 12.

DECISION: Proposed Project Approved, 3(Y)-0(N).

3. **Hiawatha Lane Lot A05/4, A05/5, and #28, #36, #38, #39, #41, #42, #43, #44, #45, and #47/ Application WPL #10619-18;** Application of Summit Saugatuck LLC, on behalf of the owners, Saugatuck Summit LLC, David H. Ogilvy, Frank P. Bottone, Hannerlore Walsh, Estate of Crystal Christensen, and Anne M. Mantia, for the construction of a new multifamily development and related site appurtenances within the WPLO. The proposed activity is within the WPL area for the Indian River.

This project was presented by David Ginter, PE, of Redniss & Mead, Inc., and Andrew Tung of Divney Tung Schwalbe, on behalf of the owner, Summit Saugatuck LLC.

There were questions from the Board regarding when construction will start, whether there are any impacts to species, the extent of disturbance, regarding the sanitary sewer pump station's back-up generator, whether the existing public sanitary sewer line is sized for the increase in flow, whether funding has been committed to upgrading pump station #2, whether existing residents can connect to the sewer line, the difference in elevation between the pump station and the upstream manhole connection to the gravity sanitary sewer system, whether there is a limit on the number of residences which can connect to the proposed sanitary sewer line, emergency repair notifications, whether there are backup

pumps, whether the sanitary sewer pipe in Davenport can handle the increase in flow, the pipe material of the existing sanitary sewer line, whether there are impacts to the wetlands, and, and whether additional pumps are required to move the flow beyond the ones proposed in the pump station.

Per the Chair's request, Amrik S. Matharu summarized the Engineering Department's review of the project, stating that the proposed activity substantially complies with Town of Westport requirements. He would recommend approval.

The Chair asked if there were any comments or questions from the Public.

Carolanne Curry of 29 Hiawatha Lane spoke. Ms. Curry expressed concern regarding the possible appeal, and historic flooding.

Chris Gazzelli of 37 Hiawatha Lane spoke. Mr. Gazzelli expressed concern regarding the proposed development's impact to the existing flooding conditions.

Louis Mall, RTM Member District 2, and resident of 30 Ludlow Road spoke. Mr. Mall expressed concern regarding the possible appeal.

Pasquale Torracco, of 82 Riverside Avenue spoke. Mr. Torracco expressed concerns regarding the scope of development.

The hearing was closed, and the Board went into Work Session. It was agreed that the following Standard Conditions of Approval were deemed necessary: 1, 8, 9, and 11.

DECISION: Proposed Project Approved, 3(Y)-0(N), with the above referenced Standard Conditions of Approval.

The meeting was adjourned at 9:10 pm.

Respectfully submitted,

Preston H. Koster, Acting Chair  
Flood & Erosion Control Board

PHK/asm

Cc: First Selectman, Town Attorney, Public Works Director, Planning & Zoning Director, Conservation Director, Chair of RTM Environmental Committee, Chair of RTM Public Works Committee, Applicants, minutes@westportct.gov

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