

Hampton IWWA Minutes
Special Meeting – July 8, 2025
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Call to Order: Vice-Chairman Stan Crawford called the Meeting to order at 7:10 p.m.

Present for the Board: Stan Crawford, Penny Newbury, Maury Burr, Dave Fowler, Martin Mlyniec (7:20).

Not Present: Heather Bonnekson, Peter Witkowski

Staff and Others Present: Applicants Nicholas Basley and Donovan Lirette, Wetlands Enforcement Officer Jay Gigliotti (7:14), Recording Clerk Dayna McDermott-Arriola

Item 1: Audience for Citizens: none.

Item 2: Old Business: WP0625-01: Brook Road; New England Developments, Applicant; Proposed Activity: To cut in driveway on recorded easement, clear lot 1E and 1F, grade land, dig foundations, drill well, dry and install septic, erect houses, landscape and fill.

Vice-Chairman Crawford distributed farmland and wetland soil maps, and reviewed the discussions of the July 3 site walk. The applicants distributed revised maps based on WEO Gigliotti's recommendations in terms of the installation of silt fencing to prevent erosion. Since the applicants reported that they are only building on the one lot at this time, Mr. Crawford stated that, per the regulations, clearing of the second lot should not take place until the applicants are ready to build on it in order to avoid unnecessary erosion. WEO Gigliotti stipulated that, because the foundations will be installed at the same time, all erosion controls will need to be installed to avoid significant run-off due to the slope, with the installation of the silt fence requiring some minimal clearing. He noted that clearing limits are part of the plan. He also stipulated that the plunge pool needed to be installed at the end of the driveway to help alleviate the effects of run-off during all parts of the process. WEO Gigliotti also stated that only three, rather than four, inspections should be needed, and the Summary Ruling was amended to reflect that change and reduce the amount owed by \$50.

Motion: Penny Newbury, seconded by Martin Mlyniec, to approve WP0625-01 to include the Summary Ruling as follows:

- Plans should be revised to include silt fence extending to the north/ northwest on lot 1F, encompassing all proposed grading
- E&S controls shall be installed, inspected and approved, prior to land clearing and grading activities
- E&S Controls should be maintained throughout the course of the development. Applicants shall notify staff immediately of any E&S failures.
- Houses, driveway(s), septic and well systems should be staked out by the land surveyor prior to land clearing and grading activities
- Three inspections are anticipated, assuming both lots are built out at the same time: 1) E&S; approval; 2) Driveway and drainage install and foundation excavation; 3) Final inspection.

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Motion carried unanimously.
The applicants submitted a check for \$340.

Item 3: Audience for Citizens: none.

Item 4: Adjournment

There being no further business to come before the Agency, the Meeting adjourned at 7:25PM.

Respectfully Submitted,

Dayna Arriola, Recording Secretary