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ENVIRONMENTAL IMPACT COMMISSION
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ENVIRONMENTAL IMPACT COMMISSION
Minutes
Web-Based Meeting Hosted on ZOOM
October 28, 2020
7:00 p.m.

ROLL CALL:

Chairman Bernard Gallo called the meeting to order at 7:08 p.m. This is a web-based meeting being hosted on Zoom. Present by roll call: Bernard Gallo, Geoff Herald, Mark Massoud, Matt Rose, and Alex Wolk.

Absent: Anthony Abramo, Mary Cronin, and Jerry DiMasi.

PLEDGE OF ALLEGIANCE:

ACCEPTANCE OF MINUTES: October 14, 2020

Motion to accept the minutes of October 14, 2020, as presented, was made by Geoff Herald; seconded by Matt Rose. All in favor by roll call and eligible to vote: Bernard Gallo, Geoff Herald, and Matt Rose. Motion passes.

The next regular meeting is scheduled for December 9, 2020; a special meeting date will be announced for November.

OLD BUSINESS:

#1124 Froehlich, Marc & Valerie, 56 Wedgewood Drive, (C06027) RA-40 Zone

A project impact report with six conditions was submitted by staff and Geoff Herald asked Ben Doto, L.P.E., representative for the applicants, if there were any changes. Mr. Doto replied that there were no changes.

Motion to approve Application #1124 for a summary ruling with six conditions was by Mark Massoud; seconded by Geoff Herald. All in favor by roll call: Bernard Gallo, Geoff Herald, Mark Massoud, Matt Rose, and Alex Wolk.

#1125 Nejame Plaza, LLC, 44 Payne Road, (N12004), IG-80 Zone

Mr. Gallo mentioned that this is scaled-down version of a previous application. Motion to approve Regulated Activity #1125 with five conditions was made by Matt Rose; seconded by Geoff Herald. No other remarks. All in favor by roll call: Bernard Gallo, Geoff Herald, Mark Massoud, Matt Rose, and Alex Wolk. Motion passes.

NEW BUSINESS:

#1126 DXR Corporation, 60 Backus Avenue, (E18015), IL-40 Zone

Doug DiVesta, P.E., representing DXR Corporation, 60 Backus Avenue. Mr. DiVesta indicated that Mr. Robert Kaufman, owner of the property, is also on the call. The site is 8.14 acres in size — the Waterworks building, warehouse, and offices and other warehouse spaces in the back. To the south is the FedEx building. They have been before the Commission several times in the past, the latest under EIC 513R, which was approved on 9-9-15 for additional parking spaces. Tonight they are here to discuss the rear of facility where there is a loading dock, a surface ramp, and another loading dock. The new clients need a new surface ramp in the southeast corner of the building to access the warehouse portion of building. A surface ramp into the building will take out five parking spaces and the current island. They are removing an island, adding six spaces, and putting in an island at the end per Zoning regulations. With this proposal they are losing only one space.

The red line (on the map) indicates upland review area and (inaudible) brook is along their property line going towards airport. They are within the floodplain of Miry Brook area, and as this is being constructed as a surface ramp, they are taking away potential flood storage volume. They will provide 762 cu.ft. of compensatory storage on the east side of the parking lot, in the lawn, area to compensate for storage loss due to the new ramp. They are asking permission from the Commission to excavate out a little over a foot, a foot and a half, of material to create the lawn area. Calculations were done and there is no increase in runoff -- just taking away some impervious area, some grass area, and adding some grass area on the east side of the ramp. Silt fencing will go around the excavation area, and they will wrap the existing catch basin with filter fabric and place hay bales around the basin during construction. Removal of the curbing and repaving should take a couple of days--one day to excavate and one day to clean up, rake, and seed.

Mark Massoud asked what the seed/grass mixture will be and will the area be turned back to a lawn. Mr. DiVesta said, "Yes." Mr. Massoud asked if it could be unmaintained with wetland/seed mix and go back to a scrub-grass type of area. Mr. DiVesta said that could be done with a trimmed three-foot strip on the back side of the curb to keep it neat. Mr. DiVesta wondered if Mr. Kaufman, who had joined the meeting, had any thoughts. There being no response, Mr. DiVesta will be in touch with Mr. Kaufman.

No other remarks or questions.

Motion to table Application #1126, DXR Corporation, until the next meeting pending a review by staff, was made by Mark Massoud; Geoff Herald seconded. All in favor by roll call: Bernard Gallo, Geoff Herald, Mark Massoud, Matt Rose, and Alex Wolk. Motion passes.

#1127 DaSilva, Nery, 210 South King Street, (D07036), RA-40 Zone

Valmar Franca, Jr. representing the homeowner, explained this is a single-family home, and they want to add a second story and increase the size of an accessory structure. A concrete pad already exists for the shed, and the increase will not be larger than the existing concrete pad. The home and shed are in the 100' upland review zone. A brook runs through the property. Mark Massoud asked if there will be increased runoff. Mr. Franca explained that all drainage is within existing area and nothing will be closer to the brook. No other questions.

Motion to table Application #1127 to the next meeting for a report by staff was made by Matt Rose; seconded by Geoff Herald. All in favor by roll call: Bernard Gallo, Geoff Herald, Mark Massoud, Matt Rose, and Alex Wolk. Motion passes.

PUBLIC HEARINGS: None

APPLICATIONS FOR ADMINISTRATIVE APPROVAL: None

ADMINISTRATIVE STAFF ACTIONS: None

VIOLATIONS: None

OTHER MATTERS: None

CORRESPONDENCE:

Letters were received from Gerald DiMasi & Anthony Abramo indicating their resignations. Bernie announced that they resigned. Will be looking for two new full members. Still need two alternates.

ADJOURNMENT:

Motion to adjourn was made by Geoff Herald, seconded by Mark Massoud; All in favor by roll call: Bernard Gallo, Geoff Herald, Mark Massoud, Matt Rose, and Alex Wolk. Meeting adjourned at 7:30 p.m.

Respectfully submitted,

Mary S. Larkin
Recording Secretary