

**DERBY INLAND WETLANDS AGENCY  
DERBY, CONNECTICUT 06418**

**Frederick J. Columbo, Jr., Chairman  
68 Seymour Avenue  
Derby, Connecticut 06418**

**Philip Marcucio  
Paul Dinice, Jr.  
Paul Padilla  
Roger Birtwell**

**November 9, 2011  
(Meeting Taped)**

Minutes of Derby Inland Wetlands Agency meeting of Wednesday, November 9, 2011 at Aldermanic Chambers, New City Hall, 1 Elizabeth Street, Derby. This meeting was called to order at 7:10 p.m. by Chairman Fred Columbo.

By roll call members present were Chairman Fred Columbo, Paul Padilla and Roger Birtwell. Also present was Ryan McEvoy, Milone & MacBroom.

Additions, Deletions, Corrections to the Agenda

There were no additions, deletions or corrections to the agenda.

Approval of Minutes

A motion to approve the minutes of the October 12, 2011 meeting was made by Mr. Birtwell, seconded by Mr. Padilla and carried unanimously with Mr. Padilla abstaining.

Public Portion

There was no one from the public wishing to speak.

7. Continue a Public Hearing for: RAMF Homes LTD, Inc., Carl DeCarli – applicant. APPLICATION #1111401 – Seeking permission to conduct a Regulated Activity: proposing development of a 5 lot residential subdivision for future construction of 5 single family homes on Lot #13, Tax Map #302 at 16 John Street.

Mr. Columbo read a letter from Attorney Dominick Thomas, representing the applicant, asking that the public hearing be continued to the December 14, 2011 meeting. The letter also granted an extension of time for completion of the public hearing. Mr. Padilla moved that the letter be accepted and the public hearing continued to the December 14, 2011 meeting. The motion was seconded by Mr. Birtwell and carried unanimously.

8. Walgreen Eastern Company, Lawrence Brozek – applicant. APPLICATION #11110901 – Seeking permission to redevelop an existing commercial site in which NO REGULATED ACTIVITIES are proposed on Lot #17, Tax Map #7-10 & #7-12 at 60 Pershing Drive.

Raymond Gradwell, BL Companies was present on behalf of the applicant. Mr. Columbo reviewed the application and noted that the State DEP reporting form was also submitted.

Mr. Gradwell noted that the property is located at the corner of Division Street and Pershing Drive. The rear of the parcel abuts the railroad and to the west Ansonia. The site is 4.6 acres with an existing commercial development. There is access from Pershing Drive and a driveway from Division Street. They are proposing to demolish a portion of the building. They will also be improving the drainage on the site and reduce the impervious surface. There is presently an underground infiltration system which is significantly under sized. They will also renovate the shopping center and parking lot. The proposed Walgreen's will have a drive-thru. The access to the site will remain the same. They are proposing a storm water infiltration system in the parking lots and it will be larger than what is there now. There will be a high level overflow so water will have the ability to move off the site. The site is almost entirely paved. Mr. Gradwell also noted the soil and erosion control measures that will be in place. He noted that all catchbasins will be protected. There will also be some landscaping improvements.

Mr. McEvoy stated that they are also in the process of submitting an application to Planning & Zoning. He asked that they submit a report from a soil scientist that there are no wetlands on the site. Mr. Gradwell stated that they will provide that. Mr. McEvoy stated that they have had pre-application meetings and he has reviewed some of the issues and will have a review letter prepared for the next meeting. Mr. Columbo noted that the application will be continued to the December meeting. Mr. McEvoy stated that this does not appear to be a significant activity and Mr. Columbo agreed and stated that no public hearing will be necessary.

9a. Engineering Fees: Milone and MacBroom, Inc. for the City of Derby Invoice dated 10/14/11 - #5764 - \$767.17 and #5765 \$991.92.

Mr. Padilla moved that the invoices from Milone and MacBroom dated 10/14/11 be paid. The motion was seconded by Mr. Birtwell and carried unanimously.

A motion to adjourn was made by Mr. Padilla, seconded by Mr. Birtwell and carried unanimously. The meeting was adjourned at 7:50 p.m.

ATTEST:

Maryanne DeTullio

*These minutes are subject to the Agency's approval at their next scheduled meeting.*