



Town of Simsbury

933 HOPMEADOW STREET

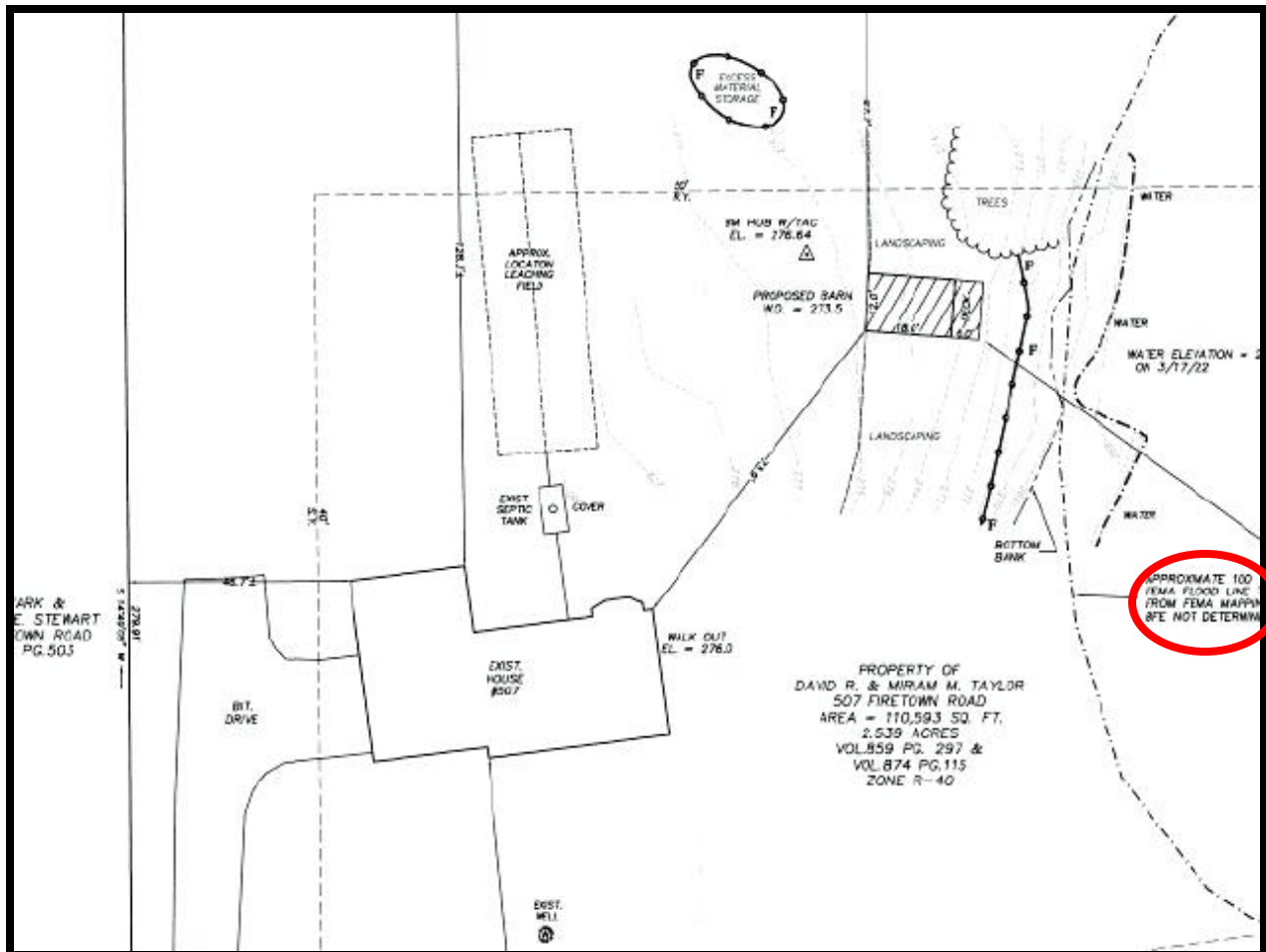
SIMSBURY, CONNECTICUT 06070

Office of Planning and Community Development

To: Simsbury Conservation Commission/Inland Wetlands Agency
From: George K. McGregor, AICP, Planning & Community Development Director
Date: July 5, 2022
RE: Application #CC 22-14 507 Firetown Rd. Barn

Summary of Request

David Taylor, Owner/Applicant, requests a wetland permit by Commission for the construction of a +216 sq.ft. barn and 72 sq.ft. deck in the upland review area at 507 Firetown Rd. (Assessor Map C03 Block 203, Lot 0023A).



Telephone (860) 658-3245
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8:30 - 7:00 Monday
8:30 - 4:30 Tuesday through Thursday
8:30 - 1:00 Friday

The Plot Plan, prepared by Denno Land Surveying shows the proposed barn outside of the Flood Zone.

Staff Analysis

The location of the proposed barn appears to be 25 feet from the Inland Wetland boundary (in this case the watercourse) according to the Town GIS. The deck falls within 19 feet. The total structure is approximately 288 sq.ft. The Applicant has included both silt fencing (shown on the plot plan) and a construction entrance tracking pad. These protections are adequate, when combined with the typical conditions.

Draft Motions

Moved, the Conservation Commission approves Application #CC 22-14 of David Taylor to construct a +-288 sq.ft. barn with deck in the upland review area based upon the following:

- a. Will not adversely impact the wetlands and/or watercourse
- b. Short-term impacts from the proposed development will be controlled by installation and maintenance of erosion and sediment controls and construction run-off controls.

And subject to the following conditions:

1. The project shall be developed in substantial conformance to the plot plan dated March 25, 2022, prepared by Denno Land Surveying.
2. Areas of disturbed soils shall be stabilized with the application of loam, seed, required plantings and appropriate erosion control measures.
3. All erosion control and soil stabilization measures shall comply with the approved plans and the guidelines as established in the Connecticut Guidelines for Soil Erosion and Sediment Control, 2002, CTDEP Bulletin 34.
4. Upon direction of the Commission's agent, erosion and sediment control measures shall be removed by the applicant following stabilization of the site.
5. The Inland Wetlands Agent shall be notified at least 48 hours prior to commencement of activities.

Or

Moved, (An alternative Motion)