

TO: Town of Lewisboro Planning Board

FROM: Lewisboro Conservation Advisory Council

SUBJECT: Ryan Residence
40 Old Pond Road

DATE: March 7, 2019

The Conservation Advisory Council (CAC) reviewed the applicant's submission of a sketch plan for a single-family home on Old Pond Road.

The planned renovation and new construction for this project is entirely in the wetland buffer with the house within 20 feet of Old Pond. Given this, the CAC would like to have a better understanding of how much tear down of the house and other buildings is involved and how will the lake be protected if there is extensive site disturbance due to the teardown. The CAC would like to see a detailed plan including inspection schedule to keep sediments and other materials from ending up in the lake.

The plans also show and the construction with a new in-ground pool. Much of the area near the lake is rock. The CAC would like to understand the construction plans for this pool and if any blasting is required. If so, what are the plans to keep material from the pool construction ending up in the lake.

A site walk would be helpful to better understand this project.