

Inland Wetlands Commission

Regular Meeting

MINUTES

June 23, 2021

7:00 p.m.

Via Zoom Video Conference

Members Present: Mr. Papsin, Mr. Bennett, Mr. Gendron, Ms. Branson, Ms. Audet

Staff Present: Ms. White

Public Present: Ms. Turoczi, Mr. Szymanski, Mr. Haestad, Mr. Haestad, Ms. Zukauskas, Members of the Public

Call to Order:

Mr. Papsin called the meeting to order at 7:01 pm.

Members Seated: Mr. Papsin, Mr. Bennett, Mr. Gendron, Ms. Branson, Ms. Audet

Consideration of the Minutes (00:13):

Regular Meeting Minutes: 06-09-21:

Motion: To approve the Regular Meeting Minutes of 06-9-2021, by Mr. Bennett, seconded by Ms. Branson, passed by 5-0 vote.

Special Meeting Minutes: Special Meeting Minutes: 06-14-2021 Site Inspection Report submitted by Mr. Gendron - 274 Nettleton Hollow Rd - Application for Permit #IW-21-36:

Motion: To approve the Special Meeting Minutes: 06-14-2021 - Site Inspection Report submitted by L. Gendron for Application for Permit #IW-21-36 – 274 Nettleton Hollow Rd, by Mr. Bennett, seconded by Ms. Branson, passed by 5-0 vote.

Special Meeting Minutes: 06-14-2021 Site Inspection Report submitted by Mr. Bennett – 285 West Shore Rd – Application for Permit #IW-21-37:

Motion: To approve the Special Meeting Minutes: 06-14-2021 - Site Inspection Report submitted by Mr. Bennett for Application for Permit #IW-21-37 – 285 West Shore Rd, by Mr. Bennett, seconded by Mr. Gendron, passed by 5-0 vote.

Subsequent Business (01:58):

None to add

Pending Applications:

Edelstein-Salles/274 Nettleton Hollow Rd/Application for Permit #IW-21-36/ Landscaping in URA, shifting stream, retain and terrace hillside above stream (02:05):

Ms. Turoczi, from Earth Tones, was present to discuss this application.

There was a brief discussion clarifying the location of the 60 sq. ft. pea stone sitting area next to the watercourse.

Ms. Turoczi explained that the proposed stepping stones will be placed in Sprain Brook where the old dam used to be. Each stone will be approximately 2 feet wide and 3 feet apart.

Mr. Gendron stated that he noticed a great amount of scouring on the north edge of the property where the access road cuts in and asked if the buffer was going to be extended into that area. Ms. Turoczi confirmed that the buffer would be extended and stated that the proposed plan has been designed to prevent erosion and to save the garage.

There were no further questions from the IWC.

Motion: To approve the application submitted by Edelstein- Salles at 274 Nettleton Hollow Rd for Permit #IW-21-36 for landscaping, shifting 30 feet of stream, retain and terrace hillside below garage and above stream per the plans titled "Planting Plan," and "Section Views, Construction Sequence, Project Narrative," prepared for Gordon Edelstein & Amanda Salles, by Earth Tones, LLC. with a revision date of June 19, 2021 and the application dated May 13, 2021 with accompanying documentation. This permit is valid until for five (5) years and is subject to the following conditions: 1. that the Land Use Office be notified 48 hours prior to the commencement of work so the Wetlands Enforcement Officer can inspect and approve the erosion control measures, 2. that the property owner gives the contractor copies of both the motion of approval and approved plans prior to the commencement of work, and 3. the approval of this permit is conditioned upon the performance and completion of all proposed activities and/or improvements in totality to the satisfaction of the Inland Wetlands Commission. There shall not be any modification of any kind to the plans and/or scope/sequence of the proposed activities and/or improvements shown on the approved plans without prior approval of the Inland Wetlands Commission or its designee. In approving this application, the Commission has considered all of the relevant criteria pursuant to Sections 11.02, 11A and 12.08 of the Inland Wetlands and Watercourse Regulations and finds that the proposed regulated activities as presented on the plans and conditioned herein, are not reasonably likely to lead to significant adverse impacts on any wetlands and watercourses, by Mr. Gendron, seconded by Mr. Bennett, passed by 5-0 vote.

A.H. Howland for West Shore Farm, LLC/285 West Shore Rd/Application for Permit #IW-21-37/Lakefront improvements (12:23):

Mr. Papsin recused himself from this application.

Seated: Mr. Bennett, Ms. Branson, Mr. Gendron, Ms. Audet

Mr. Szymanski was present to represent West Shore Farm, LLC.

The IWC stated that they appreciate the "Lakefront Site Development Preconstruction Photo Plan."

Mr. Szymanski stated that he added the Dock Landing Anchor Detail, Dock Mooring Anchor Details and the Proposed Stone Slab Steps, to the "Proposed Lakefront Site Development Plan." He noted that

they were unable to provide the details of the covered rowing shell but added that no portion of the rowing shell dock structure “fabricated from pressure treated lumber may be in contact with the water” to the site development plan. Mr. Szymanski confirmed that two pieces of rebar will be used to anchor the dock landing which will be a prefabricated 18-inch-thick concrete slab. He confirmed that the existing drain pipe will remain as it exists at this time, three trees will be removed and some bushes in front of the boathouse will also be removed.

Motion: To approve the application submitted by Arthur H. Howland for West Shore Farms, LLC at 285 West Shore Rd for Permit #IW-21-37 for lakefront improvements per the plans titled “Proposed Lakefront Site Development Map,” with revision date of 6-19-2021 and “Lakefront Site Development Preconstruction Photo Plan,” prepared for West Shore Farm, LLC by Arthur H. Howland, LLC. dated June 19, 2021 and the application dated May 28, 2021 with accompanying documentation This permit is valid until for two (2) years and is subject to the following conditions: 1. that the Land Use Office be notified 48 hours prior to the commencement of work so the Wetlands Enforcement Officer can inspect and approve the erosion control measures, 2. that the property owner gives the contractor copies of both the motion of approval and approved plans prior to the commencement of work, and 3. the approval of this permit is conditioned upon the performance and completion of all proposed activities and/or improvements in totality to the satisfaction of the Inland Wetlands Commission. There shall not be any modification of any kind to the plans and/or scope/sequence of the proposed activities and/or improvements shown on the approved plans without prior approval of the Inland Wetlands Commission or its designee. In approving this application, the Commission has considered all of the relevant criteria pursuant to Sections 11.02, 11A and 12.08 of the Inland Wetlands and Watercourse Regulations and finds that the proposed regulated activities as presented on the plans and conditioned herein, are not reasonably likely to lead to significant adverse impacts on any wetlands and watercourses, by Mr. Gendron, seconded by Ms. Branson, passed by 5-0 vote.

Mr. Papsin is reseated.

New Applications (22:32):

The Commission accepted the following applications:

A. H. Howland for Meyer/76 Shearer Rd/Application for Permit #IW-21-38/Demolition and construction within URA:

The IWC scheduled a site inspection for Tuesday, June 29, 2021 at 4:00 pm.

Mr. Szymanski stated that he will stake out the construction area and septic area for the site inspection.

Other Business (23:16):

No other business to discuss

Enforcement (23:23):

Ms. White stated that she sent the notice of violation to the property owners at 169 West Shore for unpermitted activity within wetlands.

Administrative:

Mr. Papsin stated he would like to start having meeting in the Town Hall starting July 14th of next month. He asked the Commissioners for feedback. The Commissioners all agreed that in person meetings.

Mr. Papsin stated that Mr. LaMunier gave his folder with all his notes on the discussions regarding Ordinance #720 to Mr. Gendron. It was agreed that Ms. White will scan the folder and send it to the IW Commissioners to review for when the discussion is revisited.

There was a brief discussion regarding a possible violation on the corner of Route 109 and Popple Swamp Rd.

Mr. Bennett stated that he would like clarification of what the procedure is for revoking exemptions. Ms. White stated that she would contact counsel.

Communications:

06-08-2021 – H. Rogers letter to the IWC re: Farming (36:49):

The Commissioners confirmed their receipt and reading of Mr. Rogers letter dated 06-08-2021. They had no further questions or comments. Mr. Papsin stated that he did not feel it was necessary to read it as they had all read the letter already.

Adjournment:

Motion: to adjourn the meeting at 7:40pm, by Mr. Papsin

Respectfully Submitted,

Shelley White

Shelley White
Land Use Administrator
June 30, 2021

Audio link:

https://townofwashingtongcc-my.sharepoint.com/:u:/g/personal/swhite_washingtonct_org/EZUOdc23l8BBmvkL15GzxoQB8bGqrJ4F7QhX6sWSNEk_Ew?e=IJLsMm