

INLAND WETLAND AND WATERCOURSES COMMISSION
MINUTES OF FEBRUARY 7, 2007 7:00 P.M.
POMFRET TOWN HALL CONFERENCE ROOM

These minutes have not been approved.

Members present were: David St. Martin, Chairman, Paul Hennen, Secretary, James Rowley, Alternate, Nancy McMerriman, Alternate, James Rabbitt, Designated Agent, Paul Safin, Vice Chairman, Joe Travinski, Joe Stoddard, Katarina Rutkowski, Alternate, and Ryan Brais, WEO. Absent: John Folsom and Marshall Eaton,

OPEN THE REGULAR MEETING – St. Martin opened the regular meeting at 7:00 p.m.

SEAT AN ALTERNATE AS NEEDED – All alternates were seated.

ITEMS TO BE ADDED TO AGENDA – None. There is a new first page.

PENDING APPLICATIONS:

- 1. Paul Miller, Tyott Road, 3-lot re-subdivision.** The last time we were hear we were reviewing revisions. Don Aubrey's comments are to be addressed and P & Z will require a secondary round of permitting for Wetland due to public improvements of the road and potential affect on the pond. The universal motion was read into the record by James Rabbitt. We will ask Donald Aubrey to calculate the deposit amount for surety and inspection fees. Paul Hennen stated that the universal motion would be suitable for this application. Safin asked about the possibility for improvements to Tyott Road. Paul Safin stated that the conservation easements are on the plans. Rabbitt stated that pasture needs to be defined. Rutkowski stated that brush hogging should be done in the Fall after September 1. Paul Hennen made the motion to approve the plan based on the conditions read into the record by staff. Rutkowski seconded. Approved unanimously.
- 2. Town of Pomfret, Town Hall, 5 Haven Road, driveway and parking expansion.** Rabbitt gave a description of the project. Rabbitt stated that the site is stable and staff will work on it for the next meeting.

CITIZEN'S COMMENTS – NONE.

NEW APPLICATIONS:

- 1. Denise Morrow, 62 Babbitt Hill Road, timber harvest on standing pine, select cut.** No one was present to discuss the application. Ryan Brais to notify them that we want a statement calling out what they are going to do. Safin stated that if they want to do the project, they should attend the meeting.

2. **Catherine Prichard, 94 Hampton Road**, proposed re-subdivision to create 1 new building lot – new driveway, house, septic system and well. Bruce Woodis was present to discuss the project. The property is opposite the Little League Field and the Fire Department. It is a hay field down hill from Emilios. Old subdivision and resubdivision '78, '80 and '90. #2 site development – curtain drain about the septic system. In order for us to construct the curtain drain the location of the outlet is 50' away from the wetlands. The plan was submitted to NDDH and the curtain drain to DOT. There will be a three bedroom house for the septic. No NDDH approval yet. A site walk will be planned. The well arc was a problem, it needs to be enclosed in the lot. The 15' center line for proposed driveway will be staked for the site walk.
3. **Christian & Rachel Sarantopoulos, 325 Wrights Crossing Road**, a 3-lot resubdivision, with 2 new homes, each with septic systems, driveways, and wells. No activities within 250' of any wetland areas. Bob Messier was present along with Christian and Rachel Sarantopolous. There was discussion about the stonewall boundaries, 44 acre tract, actual development is 2 and 2 lots, man made pond, well house, Ed Pawlek flagged the wetlands, National Database is being submitted to the state, there is no watershed, and a letter should come back from National Database. Hennen asked about the location being in the proximity of Loos and that area is a complex ecosystem. The Land trust land is there and we would like to conserve it. Messier stated that the applicants are willing to do open space and fee-in-lieu of. The area will have a conservation easement. St. Martin asked about where the easement will go. Messier stated heading east in the back. Rutkowski asked about the swales. Messier stated there is a drainage pattern. A site visit is to be planned. Staff to review and wait for NDDH approval and the conservation easement needed to be prepared.
4. **Gregory & Rebecca Trahan, 85 Bosworth Road**, proposed activity includes construction of a four-bedroom residential house located on 1.81 acres. Site development will include installation of a private well, an engineer-designed septic system, underground utilities, driveway construction, and regarding. Carole Rogers from CME was present to discuss the application as well as Gregory and Rebecca Trahan. Rogers gave a description of the site. Ian Cole flagged the wetlands, NDDH approval from 8/29/06, 4 bedroom house, the old septic system to remain in place, trailer to be removed. A site walk needs to be done. The actual well needs to be shown to be used. Take the proposed well off. NDDH needs to review. We want comments from the NDDH about the old septic system. Rutkowski stated the new septic system is close to the wetlands. We need Ian Cole's signatures.
5. **Eric Johnson, 188 Cherry Hill Road**, Timber Harvest. Eric Johnson was present and asked for a jurisdictional ruling. James Rabbitt to look at the project and grant a jurisdictional ruling if appropriate.
6. **Eric Johnson, 132 Wade Road**, Timber Harvest. Eric Johnson was present and stated that 39 trees need to come down and asked for a jurisdictional

ruling. Rabbitt to look at the project and grant a jurisdictional ruling if appropriate.

NON-FEE APPLICATIONS: None.

NOTICES OF VIOLATION/CEASE AND DESIST ORDERS:

- 1. Brian and Marie Sheldon, 195 Searles Road,** cease and desist in effect as of March 16, 2005. Certificate of Notice of Violation placed on the land records on May 18, 2006. (gravel extraction) Rabbitt reported that there has been no contact with the property owner. On-going.
- 2. Brian and Marie Sheldon, 195 Searles Road,** regarding court ordered injunction. 8/06. The court injunction is still in effect and proceeding through the system. St. Martin asked what we can do to insure our interest in the property. The commission will write him a letter about his plans for remediation and what his plans are for the original work. On-going.
- 3. Dr. Richard Lefebvre, 85 Searles Road,** gravel extraction and work in the regulated area. NOV 4/05. This will be kept in force. Nothing at this time. The area is stable. Site is stable, no danger to brook, trees planted on birm. We need to take pictures when work is done.
- 4. JASD, Orchard Hill Road,** work in regulated area. NOV 10/05. This will be kept in force. Rabbitt stated a DOT permit for driveway was received in 2003 and done in 2006. All permits were received and approved. Trees that were cut were approved. The area is fully stabilized and we would have permitted it. The piece in the back is stable, not part of the plan.

JURISDICTIONAL RULINGS: NONE

PRIOR APPLICATIONS WITH CONDITIONS:

- 1. Keith and Erin Wilcox, 127 Tyott Road,** single-family home. Installing plunge pool and sedimentation basin. Approved 9/05. There were revised plans sent to us and reviewed, driveway is done and E&S at intersections of Tyott Road. Conditions still need to be met.
- 2. Mark Blakely, 138 Longmeadow Drive,** single-family home. No activity. 2/06
- 3. Pomfret School, Inc., Grosvenor Road,** timber harvest. Approved 3/05. No activity.
- 4. Shane Pollock/John Dilorio, Swedetown Road,** single-family home. Rabbitt stated everything is stabilized and CO was issued. Pollock is still vacant, no work being done.
- 5. Walter Held, Kearney Road,** 2-lot subdivision. Approved 1/04. This applicant has not met the conditions of approval. No new activity. James Rabbitt has notified Attorney Smith that the Cash Bond or irrevocable letter of credit is necessary.

SUBDIVISIONS APPROVED BY PLANNING AND ZONING: None.

COMPLAINTS/CONCERNS RECEIVED BY THE COMMISSION –

Neri Holzer has a new barn, New barn on Paine Road near Rt. 44 end, Tyott Road log pile, a question was asked about beaver girdled trees for possible dead fall.

EXTENSIONS REQUESTED – None.

CITIZEN'S COMMENTS – None.

COMMISSION BUSINESS:

1. Report of Public Relations Standing Committee. Paul Hennen stated that Wetlands Demystified is done. There was discussion about the article. The next one will be on E & S.
2. Report of Regulations Standing Committee – Draft regulations for discussion. Hennen reported that he has completed the update.
3. Updates and Report from WEO and Commission Members:
 1. 34 Wetherbee Road, gravel driveway/pad/area. Mr. Lussier Legal Counsel, zoning issue. There was a letter presented from Ryan Brais, WEO about 34 Wetherbee Road which was read into the record dated February 7, 2007.
4. Approval of the January 3, 2007 Meeting Minutes – Paul Safin made the motion to approve the minutes as presented. Jim Rowley seconded. Approved unanimously.
5. Report of billing, and bond releases. Billing is in good order.
6. Correspondence – Town of Eastford application for a single-family home. Edward Thompson. There is no issue for this Inland Wetland and Watercourses Commission. Conservation Easement for Colonial Federal Development, LLC for 249 Mashamoquet Road lots 1, 2, 3 was received and approved.
8. As needed – Conservation Commission Conservation Easement Oversight proposal. State of Connecticut Department of Public Health, Public Act 06-53 Notification Process and Packet. Paul Hennen spoke about the Public Water Supply application. Hennen spoke about the Conservation Commission working for oversight of the conservation easements in town.

ADJOURNMENT – Paul Hennen made the motion to adjourn the meeting. Paul Safin seconded. Approved unanimously.

Respectfully submitted,
Betty Morin, Clerk