Town of Stonington Conservation Commission

DRAFT Minutes of a Regular Meeting held on July 25, 2022
Police Station Department Meeting Room, 173 South Broad Street, Pawcatuck, CT

a. Call to order - Chairman Stuart Cole called the meeting to order at 7:08 pm. Members present were, Jim Friedlander, Michael Schefers and Stephanie Hayes-Houlihan. Members RaëVen Kelly Dinwoodie, and Ben Baldwin were not present. Members of the public were present.

b. Review of Town Developments and Proposals

1. PZ2217SD & SUP Cherenza Excavation, Inc. & EG Home, LLC (W. Sweeney) – Subdivision and Special Use Permit applications for modification of an approved re-subdivision plan consisting of 42 single-family homes within a common interest community on a single reconfigured lot. Property located on Mary Hall & Greenhaven Rds., Pawcatuck. Assessor’s Map 7, Block 1, Lots 44 & 44F thru 44L. Zone RM-20

Mr. W. Sweeney presented the revised application highlighting the additional open space added along Greenhaven Road and the reduction of the number housing units in the proposed development.

After a general discussion with the attorney and the builder (EG Home), Jim Friedlander moved to submit a positive recommendation to Planning and Zoning. Stephanie Hayes-Houlihan seconded, and the motion passed unanimously.


Mr. Norm Teebow representing the applicant, presented the proposed revisions to the previously approved 2008 application. The new application requests approval of 10 building lots and an expanded open space designated lot.

Mr. Teebow was asked a number of questions regarding road configuration, the open space area, and preservation of possibly historically significant areas of the open space. The Inland Wetlands Commission had approved the application on 7/7/2022.

b. Old Business

1. Discussion of process for preparing and adopting new Open Space Plan - Michael Schefers said he had talked to David Dickson, Interim Director, Land Use Education and
Research at UConn to solicit recommended Town Open Space Plans. He noted Saybrook and indicated he would follow-up on others.

c. New Business

1. Discussion of invasive species in Stonington. Chairman Cole and Jim Frielerd discussed concerns over a Bamboo invasive that is starting to appear in town.

f. Review of Draft Minutes – 5/23/22 – MOTION: To approve the minutes for the last meeting held on 5/23/2022 as written (Michael Schefers, Jim Frielerd). Passed unanimously

g. Adjournment - MOTION: To adjourn the meeting (Jim Friedlander). Passed unanimously at 8:17pm.

Draft minutes submitted by; Michael Schefers Temporary Secretary