

Inland Wetlands Commission
Regular Meeting
Final Minutes
August 1, 2019

Stonington Police Station, 173 South Broad St., Pawcatuck, CT

Seated for the meeting were Raul Ferreira, Michael Finiguerra, Dennis Unites, and Deborah Downie (seated for Lee Reichart). Also, in attendance, Candace Palmer, WEO.

The meeting was called to order at 7:00 p.m.

Secretary Raul Ferreira made a motion that Michael Finiguerra serve as Acting Chairman for the meeting. Dennis Unites seconded, motion passed unanimously.

New Business:

IW #19-05 Ante & Kludija Ljubicic (Mark Sullivan-Agent) - Seeking a permit to construct a new single-family residence, detached garage, driveway, well, septic system and associated site improvements within the upland review area. Property located on 43 Shawondasse Dr., Stonington. Assessor's Map 106 Block 1 Lot 34C Zone RR-80.

Scheduled for the next regular meeting on September 5, 2019.

IW #19-06 Henley Properties, LLC-Brian Jendraszek - Seeking a permit to construct an attached garage and deck in the upland review area. Property located on 168 Hewitt Rd., Mystic. Assessor's Map 151 Block 3 Lot 17, Zone RA-20/RA-15 Applies.

Scheduled for the next regular meeting on September 5, 2019.

IW #19-07 Stonington Housing Authority (Edward H. Wenke III, PE, Agent) - Seeking a permit for proposed site improvements, restoration of existing storm detention basin, install new storm drainage pipe, clean and regrade overflow swale and upgrade existing culvert for the purpose of constructing new residential units. Activity in the wetlands and fill in the upland review area. Property located on 45 Sisk Dr., Pawcatuck. Assessor's Map 14 Block 14 Lot 19, Zone RH-10.

IW#19-07 Stonington Housing Authority-Edyth K. Richmond Homes, per the request of the applicant, will be scheduled for a Public Hearing on October 3, 2019.

All three applications are scheduled for a site walk on August 24, 2019.

Old Business:

IW #19-03 Brustolon Buick GMC, Inc. - Seeking a permit to resurface existing gravel parking lot with millings within the upland review area. Property located on 47 Stonington Road., Mystic. Assessor's Map 160 Block 1 Lot 5, Zone GC-60.

Brendan and Cynthia Casey presented the application. The applicants explained they obtained millings from neighbors to pave the area. The parking area was already graveled. The soil scientist report stated that there was no danger to the wetlands.

Mr. Finiguerra moved to approve the application with the following stipulation:

1. Area of future expansion is to be drained away from the wetlands.

Seconded by Mr. Ferreira, all in favor 4-0. Motion approved.

IW #19-04 A.G. Trust, LLC - Seeking a permit to construct a 10,250 sq. ft. office building with associated access driveway, parking and landscaping within the upland review area. Property located at Harry Austin Drive & Masons Island Road, Mystic. Assessor's Map 160 Block 4 Lot 4; Zone M-1.

Foti Georgiadis, owner and architect Mark Comeau, presented the application. The application, had it been renewed, would have been good until 2022. No conditions on the site have changed and they are asking to move forward just as they had originally proposed. There is a question as to whether there are wetlands on site due to differing soil scientists' opinions, so it is safer to have a permit.

Mr. Unites moved to approve the application with the following stipulation:

1. Staff shall be notified to inspect erosion and sediment controls before excavation begins.

Seconded by Mr. Ferreira, all in favor 4-0. Motion approved.

Enforcement Officer's Report:

Candace Palmer explained the Wetland's Complaint IWC19-05 Perkins Farm, Jerry Browne Road to the Commission. CTDEEP agent Neal Williams inspected the site, he will be issuing a Notice of Violation. There will be weekly communications and inspections through a third-party engineer. There was an issue with lack of tracking pads into the property and proper wetlands procedures.

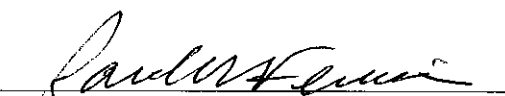
Other Business:

Mr. Unites asked if another Chairman needed to be elected. Ms. Palmer responded they would at a future meeting when the full Commission was present.

Minutes:

Mr. Ferreira moved to approve the minutes of the May 2, 2019 meeting and the July 27, 2019 meeting. Seconded by Mr. Unites, the vote was taken 3-0-1. Motion approved. Ms. Downie abstained.

Mr. Unites moved to adjourn, seconded by Ms. Downie, all in favor 4-0. The meeting adjourned at 7:25 p.m.



Raul Ferreira, Secretary