

Town of Woodbury

Inland Wetlands and Watercourses Agency

281 Main Street South
Woodbury, CT 06798
203.263.3467 • www.woodburyct.org

REGULAR MEETING MINUTES

April 11, 2022 – 7:30 P.M.

Senior/Community Center, 265 Main St. South

MEMBERS PRESENT:

Wes Clow
Martha Newell
Kyle Turoczi
Mary Tyrrell
Ernest Werner

ALTERNATES PRESENT:

Earl Gillette
Don Richards
Francis McAloon

MEMBERS ABSENT:

ALTERNATES ABSENT:

ALSO PRESENT:

William Agresta, Town Planner
Jamie Rogers

Joe Santos

Sherri Dalton

OPENING OF MEETING

The meeting was convened at 7:35 PM.

Seated for the meeting were Members Clow, Newell, Turoczi, and Tyrrell, and Werner.

Members were reminded of the Conflict-of-Interest Statutes and the Town Charter.

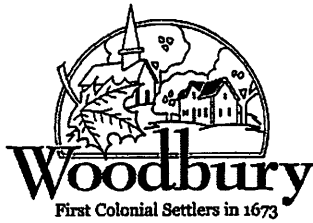
There were no remote attendees.

PUBLIC HEARING

22-IW-003 / 97 Park Road / Map 88, Lot 5 / Park Road Quarry / O & G Industries, Inc.

Expansion of existing basalt quarry operations to remove approximately 50,000 CY of material approximately 65 to 70 feet deep in south-central portion of property affecting 0.55 acres of regulated wetlands.

Tabled to April 25, 2022 meeting.



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REGULAR MEETING

MOTION:

To AMEND the Agenda to hear New Applications.

Made by Newell, Seconded by Turoczi

Vote: 5-0-0 in favor

Ayes: Clow, Newell, Turoczi, Tyrrell, Werner

Nays: None

Abstentions: None

22-IW-0009 – 56 Hazel Woods Drive / Map 054, Lot 025H-7 / Michael D'Amico

Proposed construction of a 1,344 sf (28 ft X 48 ft) garage/workshop building with attached 480 sf (10 ft X 48 ft) covered porch, driveway expansion, drainage improvements and utility connections within 100-foot upland review area.

The applicant appeared presenting drawings of the proposed construction and engineering elements. The topography limits siting options. Commissioners will walk the site April 24 at 9:00 AM to understand the limitations and possibly offer suggestions.

MOTION:

To AMEND the Agenda to hear Pending Applications.

Made by Newell, Seconded by Turoczi

Vote: 5-0-0 in favor

Ayes: Clow, Newell, Turoczi, Tyrrell, Werner

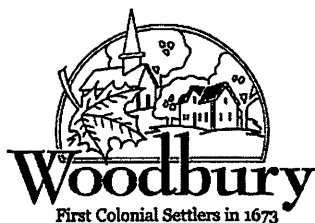
Nays: None

Abstentions: None

22-IW-0008 – Mill Road / Map 10, Lot 045A-2 / OS-60 District / Jamie Rogers

Proposed construction of one-story, three-bedroom single-family dwelling and associated lot improvements within 100-foot upland review area.

Commissioners walked the site with the applicant and the site-work contractor; the maps were available for reference. Due to grades and lot-lines, options for the building's orientation are limited. The Agency asked the applicant to provide specific plans for buffering regulated areas; the plans should include quantities, locations, and taxonomic names for the species used. The applicant will provide the required details to make complete the application.



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MOTION:

To AMEND the Agenda to return to the published Agenda.

Made by Newell, Seconded by Turoczi

Vote: 5-0-0 in favor

Ayes: Clow, Newell, Turoczi, Tyrrell, Werner

Nays: None

Abstentions: None

16-IW-1620 – 185 Saw Pit Hill Road / Map 52, Lots 35C and 35L / Santos

Time Extension of Permit 16-IW-1620 Construction of gravel driveway & restoration of previously disturbed areas within 50-foot ROW (original permit expires 12/11/21).

There is an existing mitigation plan that has not been acted upon. Two wetland systems exist within the right-of-way. Commissioners and neighbors were able to walk the site again on April 10; enforcement action was delayed until weather allowed the site-walk.

The driveway has not been completed and the mitigation plan has not been implemented. The permit extension will not be granted without assurances and a timeline for completing either or both projects; the mitigation plan is not optional and must be completed within the agreed upon time.

Commissioners and the applicant discussed practicable options, agreeing that the existing mitigation plan was adequate if implemented using greater distance between plants allowing the proposed driveway area to be filled. The driveway may be abandoned or finished, and the mitigation plan must be completed within two (2) years. The Town Planner will draft a proposal for the next meeting.

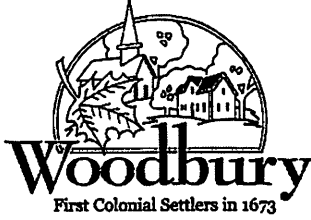
Although this was not a public hearing, neighbors and the public were offered the opportunity to express their concerns. The only question raised was whether plant survival/mortality rate will be part of the proposal: Yes.

ENFORCEMENT

21 ENF-0010 – 466 Flanders Road / Map 94, Lot 16-A / Teixeira

NV Unauthorized Installation of Driveway & Parking Area (filling, grading, tree cutting & log storage piles) within a Regulated Area.

The Soil Scientist appeared before the Agency with the property owner. He provided a thorough, detailed description of the wetlands and the actions taken by the property owner upon the pre-existing trailway; his presentation included photographs of the work done. While acknowledging



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the work done was not permitted, he concluded that remediation through removal of the material deposited and the features added would potentially be more harmful to wetland systems than leaving the additions in place and implementing a mitigation plan.

After lengthy discussion between the property owner, soil scientist, and Commissioners, it was agreed that some features would be removed and some areas remediated. A plan is required describing the actions that will be taken, the wetland protections to be in place, and the plants used to restore disturbed areas during remediation.

22 ENF-0007 – 71 Lighthouse Road / Map 38. Lot 005 / AIEP Properties

Unauthorized tree/ground vegetation clearing and grading within 100-foot upland review area.

The Town Planner visited the site. The disturbed areas were overgrown from lack of maintenance. Existing root systems show signs of recovery after being cut/mown. Potential runoff would flow away from waterways. The site should be monitored and remain on the enforcement list while the disturbed areas recover and stabilization is confirmed.

DELIBERATIONS AND DETERMINATIONS

None.

MINUTES

Discuss minutes of the March 28 Regular Meeting.

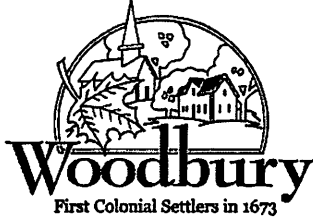
Table until next meeting.

OTHER BUSINESS

The Agency received an email regarding the Joint Land Use meeting tentatively scheduled for May 5, 2022. Can anyone suggest specific topics for discussion? One consideration might be informative public outreach to reduce the number of required enforcement actions. The Chairman requested the Town Planner ask what training opportunities are available for potential Chair and Vice Chair candidates. Is specialized training pertaining to regulated activities available for commissioners? Right-to-farming is an emerging area of discussion requiring more fully informed Agency members.

CORRESPONDENCE

None.



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PRIVILEGE OF THE FLOOR

Commissioner Gillette asked whether the Park Road application would be considered at the next meeting; that is the expectation.

Commissioner Newell asked why the Zoning Commission is responsible for water issues through the Aquifer Protection Agency. The question can be addressed at the joint meeting. The Town Planner brought an update and answers to questions from the last meeting regarding the clearing and construction at the 1754 House and its potential impact on regulated areas.

ADJOURNMENT

MOTION:

To ADJOURN at 10:26 PM.

Made by Newell

FILED SUBJECT TO APPROVAL.

Respectfully Submitted,

Edward S. De Cortin

Clerk

Inland Wetlands & Watercourses Agency

RECEIVED & FILED
IN WOODBURY, CT

This 19th day of April, 2022
at 10:35 o'clock A.M.

Maria M. Mancini
Town Clerk