

Town of Woodbury

Inland Wetlands and Watercourses Agency

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

REGULAR MEETING MINUTES – JUNE 26, 2023

7:30 PM – SENIOR/COMMUNITY CENTER, 265 Main St. South, Woodbury, CT 06798

MEMBERS PRESENT

Earl Gillette, Alternate
Michael McAloon, Alternate
Marty Newell, Vice Chairman
Don Richards
Kyle Turoczi, Secretary
Mary Tyrrell, Chairman

MEMBERS ABSENT

Ernest Werner

NOTED OTHERS PRESENT – Will Agresta (Town Planner) and a member of the press.

OPENING OF MEETING

Call to Order – The meeting commenced at 7:30 p.m.

Seating of Members / Alternates – Seated for the meeting were Members Newell, Richards, Turoczi, Tyrrell and Alternate Gillette.

Conflict of Interest Reminder (CGS §8-11 & Woodbury Town Charter Section 901)

PUBLIC HEARINGS -None

NEW APPLICATIONS - None

PENDING APPLICATIONS / DELIBERATIONS

23-IW-0015 – 39, 43, 47, 51 Sherman Hill Road / Map 102, Lot 29 / MQ District / Jeffrey Miller (applicant); Cornerstone Professional Park Association, Inc. (owner) / Streambank remediation

This item was tabled.

23-IW-0011 – 48 Old Sherman Hill Road / Map 102, Lot 30B / OS-60 District / Jeffrey and Karen Miller (owner/applicant) – Amending open approval 22-IW-0010 / Install one 120-gallon above ground propane storage tank; stone retaining walls and patios.

This item was tabled.

23-IW-0016 – 69 Sanford Road / Map 21, Lot 34B / OS-60 District / Matthew J. Weaving (applicant/owner) / Installation of driveway and utilities supporting a new single-family dwelling.

Ron Wolff was present for the application. No changes were made to the plan. It was confirmed that this is a residential zone. Chairman Tyrrell questioned drainage with respect to the unusual two driveways near the dwelling. Mr. Wolff confirmed there was roof drainage to an infiltrator, there is sheet flow drainage and the system for the driveway. A draft motion was reviewed by the Agency. It was confirmed that a \$1,000.00 soil and erosion bond would be sufficient.

MOTION:

To approve 23-IW-0016 – 69 Sanford Road / Map 21, Lot 34B / OS-60 District / Matthew J. Weaving (applicant/owner) / Installation of driveway and utilities supporting a new single-family dwelling.

Made by **RICHARDS**, Seconded by **TUROCZI**

Vote: 5-0-0 – **Approved** – Motion Passed

- Ayes Gillette, Newell, Richards, Turoczi, Tyrrell
- Nays None
- Abstain None

21-IW-2125-A1 – 197 Minortown Road / Map 25, Lot 2A-2 / OS-60 District / Michelle Fusco (applicant/owner) / Amendment of 21-IW-2125 to extend southern end of pool deck and add pergola structure above and landscaping around pool deck; restore fence from house to deer fencing on south rear of house.

The applicant’s had sent notice that they could not be in attendance for the meeting. A draft motion was reviewed by the Agency. It was clarified that remediation for the installation of millings and the other enforcement items is covered under a separate approval. This is modifying the original pool approval to include associated items.

MOTION:

To approve 21-IW-2125-A1 – 197 Minortown Road / Map 25, Lot 2A-2 / OS-60 District / Michelle Fusco (applicant/owner) /Amendment of 21-IW-2125 to extend southern end of pool deck and add pergola structure above and landscaping around pool deck; restore fence from house to deer fencing on south rear of house.

Made by **NEWELL**, Seconded by **TUROCZI**

Vote: 5-0-0 – **Approved** – Motion Passed

- Ayes Gillette, Newell, Richards, Turoczi, Tyrrell
- Nays None
- Abstain None

23-IW-0009 – Transylvania Road / Map 48, Lot 8A / MSD District & R-40 District / Jeff Burmeister (applicant), Woodlake, Inc (owner) / To clean spillway area of debris and broken trees, clean up broken trees and remove trees and brush in town installed rip rap system.

Ownership of the dam was discussed, and it is a bit confusing. The dam certificate notes the owners as the Town of Woodbury and a resident with property across the street. However, this certificate also references the map and lot owned by Woodlake and does not indicate the right-of-way. The spillway is most definitely on Woodlake property; however, the majority of the dam would appear to be in the town right-of-way. The GIS mapping of the area was viewed by the Agency. Without a survey, ownership cannot be confirmed. Historical documentation notes that the town has been working with Woodlake with maintenance and issues relating to the dam. The Agency acknowledged that the work was already completed and there were no remaining concerns. A note of this should be kept in the file.

ENFORCEMENT & WETLANDS UPDATE

23-ENF-0002 – 197 Minortown Road / Map 25, Lot 2A-2 / OS-60 District / Michelle Fusco / NV – Unauthorized site activities (including excavation, deposition and alteration of ground coverage and contours, as well as drainage conditions) involving installation of second access driveway within a regulated area absent required permit.

The applicants were not present for the discussion. It was reminded that a plan for the removal of the millings/ second driveway access needed to be submitted. The plan should include the removal of the installed millings, deposition of soil and a stabilization plan (for grass or other appropriate plantings). It was confirmed that the large

soil pile is being used around the pool area and that the large millings pile was supposed to be removed and used over the applicant's existing dirt driveway. The camper and boat will be removed from the property.

Chohees Trail / Map 44, Lot 18 / OS-100 District / TRP Farms, LLC / NV – Tree Cutting, Deposition of Materials and Excavation within a regulated area.

Chairman Tyrrell reported that guardrails have now been installed, this was activity within a regulated area and would have required an approval from the Agency. It was confirmed that paving will be taking place in the next week or so with no further drainage work. The Agency asked that the Director of Public Works attend a meeting to discuss this regulated site activity. The Agency should be informed of any further Town related maintenance/construction activities within regulated areas prior to commencement of such work.

Hollow Park / Map 36, Lot 68A and Map 103, Lot 13 / R-40 and OS-80 Districts / Town of Woodbury / Tree and Scrub Vegetation Cutting within a regulated area.

An email from Jami Gore was received stating she could not attend the meeting. She is working on getting guidance from the Tree Warden for submittal of their plan for remediation tree plantings for the area at Hollow Park. Member Turoczi noted that he met with Ms. Gore regarding appropriate plantings. Chairman Tyrrell suggested stakes with buffer markers be installed clearly marking areas as protected. These might deter accidental cutting of what should be protected areas. There was brief discussion about the importance of buffer areas and how to resolve these issues. Member Turoczi referred Ms. Gore to Cedarland Park in Southbury for an example of ways to maintain the riverbanks and buffer areas to help alleviate erosion.

18-IW-1621 – 614 Main Street South / Map 102, Lot 25 / MQ District / Napoli Woodbury LLC / IWWA Review of Constructed Site Conditions / Bond Status – Dollar General.

No new information has been received.

22-ENF-0015 – Minortown Road / Map 10, Lot 9 / OS-60 District / Raymond Hardisty and Janet Lawson / NV – Unauthorized site activity (including excavation, deposition and alteration of ground coverage and contours, as well as drainage conditions) within a regulated area.

This item is with the Town Attorney for legal action.

ADMINISTRATIVE

Meeting Minutes – 06/12/23

P. 3 - Enforcement & Wetlands Update - Chohees Trail

Sentence two to read "The Director of Public Works was requested to attend..."

Sentence five to read "There is an area of concern for erosion, where there was some stone armoring done, but other areas it was just grass."

To approve the June 12, 2023, Meeting Minutes as amended.

Made by RICHARDS, Seconded by TUROCZI

Vote: 3-0-2 – Approved – Motion Passed

Ayes Richards, Turoczi, Tyrrell,

Nayes None

Abstain Gillette, Newell

CORRESPONDENCE – Correspondence included a newsletter regarding a trash trivia program.

PRIVILEGE OF THE FLOOR

Member Richards thanked the Town Planner for looking into the ownership questions regarding the dam at Woodlake.

The Town Planner noted that at the last Board of Selectmen meeting, it was decided to authorize the Inland Wetlands and Watercourses Agency to adopt, implement and enforce timber harvesting practices. A draft regulation will need to be sent to the state for approval and then a public hearing will be required. It was discussed that they can reference other town's regulations that have been approved and then adapt those to Woodbury. Members should look at the existing Zoning Regulations for Timber Harvesting and compare those to what the other towns have for their regulations. There was brief discussion about vernal pools and their protection within this regulation.

ADJOURNMENT

MOTION:

To adjourn the meeting at 8:23 p.m., made by Member Newell with no objections.

Filed Subject to Approval

Respectfully Submitted

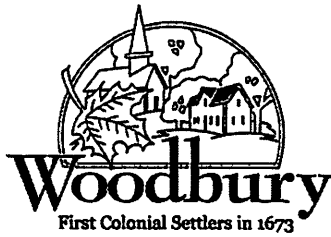
Anne Firlings

Anne Firlings, Clerk

RECEIVED & FILED
IN WOODBURY, CT

This 28th day of June 2023
at 10:45 o'clock A M

Maria M Mancini
Town Clerk



**Town of Woodbury
Inland Wetlands and Watercourses Agency**

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Woodbury, CT 06798
203.263.3467 ▪ www.woodburyct.org

WETLANDS / WATERCOURSES PERMIT APPROVAL

69 SANFORD ROAD – 23-IW-0016

New Single-Family Dwelling Driveway/Utilities

Matthew J. Weaving (applicant/property owner)

Date of Approval	June 26, 2023
Permit Expiration*	June 26, 2025

*If regulated activities and conditions of approval are not completed accordingly

Applicant	Matthew J. Weaving
Property Owner	Matthew J, Weaving
Application	23-IW-0016
Project	Construction of driveway and subsurface site utilities for new house construction within regulated 100-foot upland review area (remainder of driveway and entirety of the house and associated site clearing and improvements located outside of regulated areas).
Address	69 Sanford Road, Assessor Map 21, Lot 34B
Site Acreage	21.14 acres
Zone	OS-60 District

WHEREAS, the Town of Woodbury Inland Wetlands and Watercourses Agency (“Agency”) has received application **23-IW-0016** as submitted by the applicant/owner listed above in accordance with the Inland Wetlands and Watercourses Regulations of the Town of Woodbury (“IWWA Regulations”) seeking a Wetlands/Watercourses Permit (“Permit”) to implement the “project” as described above; and

WHEREAS, the following mitigation measures are proposed:

- No direct disturbance to wetlands or watercourses;
- Driveway and shoulder grading pitched towards the opposite direction as adjacent wetlands;
- Stone infiltration trench alongside of driveway to control and treat stormwater runoff;
- Drywell catch basin at driveway entrance to control and treat stormwater runoff;
- Erosion and sedimentation controls;
- Remainder of driveway and entirety of house construction and associated site clearing and improvements are located outside of regulated 100-foot upland review area; and

WHEREAS, application materials received include the following:

- Application for Inland Wetlands Agency Permit;
- Soils Report, Nutmeg Soil Services, 12/8/21 and 12/13/21;
- Site Plan & Subsurface Sewage Disposal Plan (1/4), Wolff Engineering, 05/25/23;
- Overall Site Plan (2/4), Wolff Engineering, 05/25/23;
- Site Plan & Subsurface Sewage Disposal Plan (3/4), Wolff Engineering, 05/25/23;
- Site Plan & Subsurface Sewage Disposal Plan (3/4), Wolff Engineering, 05/25/23;

NOW THEREFORE BE IT RESOLVED, upon careful consideration of the information received, the Agency, in accordance with §11.3 of the Regulations, hereby finds the following:

- No significant adverse off-site impacts are anticipated;
- Site disturbance during construction will be short term;
- The house and its associated accessory site improvements (lot clearing, septic, well, utilities, majority of driveway, and all lawn or maintained yard areas) are proposed and can be fully accommodated outside of 100-foot upland review areas of the property;
- Site disturbance impacts can be further mitigated by the conditions listed below and the proper use and maintenance of soil erosion and sedimentation controls as may be warranted and/or required;
- The Agency classifies the application as Summary (not involving a “significant impact” thus a public hearing is not required); and

BE IT FURTHER RESOLVED, the Agency, in accordance with §10 of the Regulations following deliberations hereby approves application **23-IW-0016** as described above, subject to modifications and conditions set forth below; and

BE IT FURTHER RESOLVED, the Agency hereby authorizes the publishing and filing of a Notice of Decision consistent with the requirements set forth in §11.4 of the IWWA Regulations, as well as required reporting to the Connecticut Department of Energy and Environmental Protection (“CT DEEP”) per CGS §22a-39-14; and

BE IT FURTHER RESOLVED, this approval is specific to that detailed herein and the final plans endorsed as “approved” subject to the following modifications and conditions:

A. Prior to Commencement of any Work or Site Disturbance

1. The applicant shall submit to the satisfaction of the Town Planner a single (1) complete set of **Final Plans** (Sheets 1 through 4), revised as follows:
 - a. **Each Sheet** shall include a common revision date post the date of this approval, and an original seal and signature of the professional responsible for preparing each individual sheet.
 - b. Add a full copy of this approval to the final plans.
 - c. Add the following note conspicuously to Sheet 1: ***23-IW-0016 – Approval Date: June 26, 2023; Expiration Date: June 26, 2025* (*If regulated activities and conditions of approval are not completed accordingly in such timeframe.)***
2. **Final Site Plans for Endorsement** – Following acceptance of revised final plans by the Town Planner, the applicant shall provide for endorsement by the Agency/Town Planner two (2) printed sets (additional copies should the applicant desire copies as endorsed). EACH plan sheet shall be signed and sealed providing live (original signature and seal) certification thereof by the professional(s) responsible for their preparation.

3. In accordance with §13 of the IWWA Regulations, a Site Remediation / Soil and Erosion Control Bond in the amount one thousand (\$1,000.00) dollars shall be submitted to the Land Use Office in a form and content as acceptable by the Town. The bond shall remain in full force and effect until such time as the bond is released by the Town.
4. **Other Required Approvals** – No work shall be authorized to commence absent securing all required approvals. Other required approvals shall be separately obtained by the applicant and copies thereof shall be provided to the Agency office for inclusion in the permit record file, including but not limited to:
 - **Housatonic Valley Health District**
 - **Woodbury Administrative Zoning, Driveway and Building Permits**

B. Conditions During Construction

1. Prior to commencement of any site work or site disturbance, the limits of disturbance shall be clearly marked in the field to the satisfaction of the Land Use Office and the Land Use Office shall be provided a minimum of 48-hours of notice. No regulated activity shall commence until erosion and sedimentation control devices have been properly installed to the satisfaction of the Land Use Office and inspected by the Land Use Office. The applicant shall maintain and supplement the controls as needed, and the Land Use Office may require additional controls as may be deemed necessary or warranted.
2. The Land Use Office shall be duly apprised of the status and progress of site work throughout construction, and promptly notified as to any issues or potential deviations in completing the site work as designed and approved, so either appropriate minor field changes may be authorized by the Land Use Office or the need for a new or modified permit approval can be identified.
3. The following shall be followed in relation to the project:
 - Ground disturbance shall be contained and maintained to the minimum necessary to complete the authorized improvements.
 - Erosion and sedimentation controls shall be installed and maintained, and additional controls may be required at the direction of the Land Use Office if deemed necessary.
 - There shall be no dumping or burying of any tree stumps or tree materials including but not limited to branches, wood chips and the like.
4. Construction vehicles and equipment not in use shall not be stored, and at no time shall such be washed out, within a regulated wetland/watercourse area. Washout material shall be contained in a washout pit or equal containment system and hardened material removed from the site for disposal at an acceptable location elsewhere.
5. Construction stockpiles and staging shall be outside the regulated 100-foot upland review area. The site shall be kept clean of all loose debris, litter and similar materials to prevent such from entering wetlands or watercourses. Silt fencing and other site erosion and sedimentation controls shall be regularly maintained and any silt build-up along the fence line shall be promptly removed and placed as acceptable fill in areas outside of regulated area and where such will not allow the material to migrate.
6. Disturbed soils shall be stabilized in a timely fashion, particularly to avoid/minimize erosion impacts.

7. Storage of any fuel/lubricants, and the refueling/lubrication of any equipment are forbidden within any portion of wetlands/watercourses or regulated 100-foot upland review areas. The Land Use Office and CT DEEP shall be notified immediately of any spillage, discharge or loss of oil/petroleum/chemical liquids or solids which have occurred or will likely occur as a result of the activity.

C. Post Construction Compliance and Permit Closure

1. **Final Inspection Required** – The applicant shall request the Land Use Office conduct a final inspection for determination of permit completion of the approved regulated activities, subject to the following:
 - Submission of an A-2 survey As-Built Plan detailing and certifying the completed improvements shall be provided by the applicant in a form, content and number as required by the Land Use Office to determine permit compliance and satisfactory completion consistent with this approval and the endorsed final plans.
 - Provision of Professional Engineer certification that the drainage controls have been installed and are functioning as designed and intended.
 - Verification the site has been cleaned of construction related equipment, materials and debris.
 - All disturbed areas have been stabilized and exhibit healthy vegetative cover.
 - All erosion controls have been appropriately removed and disposed of following Land Use Office confirmation that the site is stabilized.
2. **Bond Release** – Upon written request by the applicant following completion of all approved work consistent with the approved final plans and verification the site is stabilized to the satisfaction of the Land Use Office, the bond may be released by the Land Use Office (subject to submission of an adequate As-Built Plan detailing and certifying the completed improvements). The Land Use Office may refer any request for bond release to the Agency.
3. **Drainage Improvements** – The stormwater management and treatment controls shall be maintained to function as designed and to prevent erosion and sedimentation dispersal as a condition of continued compliance.
4. **Approval Compliance / Changes** – Failure to maintain compliance with this permit and the approved final plans shall constitute a violation of the terms of this permit and the Woodbury Inland Wetlands and Watercourses Regulations. Any substantive additions or changes to the approved regulated activities shall require prior review and separate approval and permit.
5. **Expiration** – This permit approval shall expire and be null and void without further written notice per the date set forth above unless all regulated activities, including site stabilization and landscaping, are completed consistent with the approved final plans. The Agency may grant one (1) or more extensions of time to complete same, not to exceed that as may be permitted. Any request for extension shall be in writing to the Agency in a timely manner prior to the expiration date for which an extension is requested and shall state the reasons and circumstances for the requested extension. In considering any such request, the Agency may require a public hearing and may adjust any held bond.

MOTION

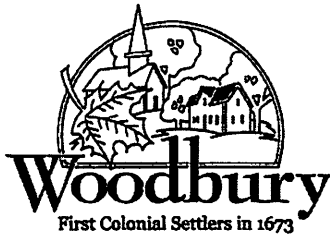
Moved by **RICHARDS**, seconded by **TUROCZI**

Vote: 5-0-0 – **APPROVED** – Motion **PASSED**

Ayes Tyrrell, Newell, Turoczi, Richards, Gillette

Nays None

Abstain None



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Inland Wetlands and Watercourses Agency**

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WETLANDS / WATERCOURSES PERMIT APPROVAL

197 MINORTOWN ROAD – 21-IW-2125-A1

(Amending 21-IW-2125)

Extension of Pool Deck and Shade Structure

Michelle Fusco (applicant/property owner)

Date of Approval	June 26, 2023
Permit Expiration*	Same as 21-IW-2125

*If regulated activities and conditions of approval are not completed accordingly

Applicant	Michelle Fusco
Property Owner	Michelle Fusco
Application	21-IW-2125-A1 (Amending 21-IW-2125)
Project	Amendment of 21-IW-2125 to extend (enlarge) southern end of pool deck and add pergola structure above, including associated landscaping surrounding pool deck and extension and repair of fencing within regulated 100-foot upland review area.
Address	197 Minortown Road, Assessor Map 25, Lot 2A-2
Site Acreage	1.74 acres
Zone	OS-60 District

WHEREAS, the Town of Woodbury Inland Wetlands and Watercourses Agency (“Agency”) has received application **21-IW-2125-A1** as submitted by the applicant/owner listed above in accordance with the Inland Wetlands and Watercourses Regulations of the Town of Woodbury (“IWWA Regulations”) seeking a Wetlands/Watercourses Permit (“Permit”) to implement the “project” as described above; and

WHEREAS, the following mitigation measures are proposed:

- No direct disturbance to wetlands or watercourses;
- Affected area previously disturbed;
- Restoration of disturbed areas and installation of landscaping;
- Erosion and sedimentation controls; and

WHEREAS, application materials received include the following:

- Application for Inland Wetlands Agency Permit;
- Map (showing pool, pergola, landscaping and fence);
- Photos of pool deck, pergola and location of landscaping;

NOW THEREFORE BE IT RESOLVED, upon careful consideration of the information received, the Agency, in accordance with §11.3 of the Regulations, hereby finds the following:

- No significant adverse off-site impacts are anticipated;
- Site disturbance during construction will be short term;
- Site disturbance impacts can be further mitigated by the conditions listed below and the proper use and maintenance of soil erosion and sedimentation controls as may be warranted and/or required;
- The Agency classifies the application as Summary (not involving a “significant impact” thus a public hearing is not required); and

BE IT FURTHER RESOLVED, the Agency, in accordance with §10 of the Regulations following deliberations hereby approves application 21-IW-2125-A1 as described above, subject to modifications and conditions set forth below; and

BE IT FURTHER RESOLVED, the Agency hereby authorizes the publishing and filing of a Notice of Decision consistent with the requirements set forth in §11.4 of the IWWA Regulations, as well as required reporting to the Connecticut Department of Energy and Environmental Protection (“CT DEEP”) per CGS §22a-39-14; and

BE IT FURTHER RESOLVED, this approval is specific to that detailed herein and the final plans endorsed as “approved” subject to the following modifications and conditions:

A. Prior to Commencement of any Work or Site Disturbance

1. **Final Plans** – The plans presented shall be endorsed as “approved” by the Agency / Town Planner.
2. **Other Required Approvals** – No work shall be authorized to commence absent securing all required approvals. Other required approvals shall be separately obtained by the applicant and copies thereof shall be provided to the Agency office for inclusion in the permit record file, including but not limited to:
 - **Housatonic Valley Health District**
 - **Woodbury Administrative Zoning and Building Permits**

B. Conditions During Construction

1. Prior to commencement of any site work or site disturbance, the limits of disturbance shall be clearly marked in the field to the satisfaction of the Land Use Office and the Land Use Office shall be provided a minimum of 48-hours of notice. No regulated activity shall commence until erosion and sedimentation control devices have been properly installed to the satisfaction of the Land Use Office and inspected by the Land Use Office. The applicant shall maintain and supplement the controls as needed, and the Land Use Office may require additional controls as may be deemed necessary or warranted.

2. The Land Use Office shall be duly apprised of the status and progress of site work throughout construction, and promptly notified as to any issues or potential deviations in completing the site work as designed and approved, so either appropriate minor field changes may be authorized by the Land Use Office or the need for a new or modified permit approval can be identified.
3. The following shall be followed in relation to the project:
 - Ground disturbance shall be contained and maintained to the minimum necessary.
 - No tree or shrub removal is involved or authorized with this approval.
 - Erosion and sedimentation controls shall be installed and maintained, and additional controls may be required at the direction of the Land Use Office if deemed necessary.
 - There shall be no dumping or burying of any tree stumps or tree materials including but not limited to branches, wood chips and the like.
4. Construction vehicles and equipment not in use shall not be stored, and at no time shall such be washed out, within a regulated wetland/watercourse area. Washout material shall be contained in a washout pit or equal containment system and hardened material removed from the site for disposal at an acceptable location elsewhere.
5. Construction stockpiles and staging shall be outside the regulated 100-foot upland review area. The site shall be kept clean of all loose debris, litter and similar materials to prevent such from entering wetlands or watercourses. Silt fencing and other site erosion and sedimentation controls shall be regularly maintained and any silt build-up along the fence line shall be promptly removed and placed as acceptable fill in areas outside of regulated area and where such will not allow the material to migrate.
6. Disturbed soils shall be stabilized in a timely fashion, particularly to avoid/minimize erosion impacts.
7. Storage of any fuel/lubricants, and the refueling/lubrication of any equipment are forbidden within any portion of wetlands/watercourses or regulated 100-foot upland review areas. The Land Use Office and CT DEEP shall be notified immediately of any spillage, discharge or loss of oil/petroleum/chemical liquids or solids which have occurred or will likely occur as a result of the activity.
8. All prior conditions as set forth in the original permit 21-IW-2125 approved August 9, 2021, shall remain in full force and effect, and shall equally apply to the conditions and changes as approved herewith permit 21-IW-2125-A1 as if fully set forth and written herein.

C. Post Construction Compliance and Permit Closure

1. **Final Inspection Required** – The applicant shall request the Land Use Office conduct a final inspection for determination of permit completion of the approved regulated activities, subject to the following:
 - Verification all work and landscaping has been completed per the approval endorsed Site Plan.
 - Verification of the complete removal of the unauthorized materials storage piles.
 - Verification of the complete removal of the unauthorized millings.
 - Verification of the removal of trailer and other stored items from regulated areas.
 - Verification the site has been cleaned of construction related equipment, materials, and debris.
 - Verification all disturbed areas have been stabilized and exhibit healthy vegetative cover.
 - All erosion controls have been appropriately removed and disposed of following Land Use Office confirmation that the site is stabilized.

2. **Approval Compliance / Changes** – Failure to maintain compliance with this permit and the approved final plans shall constitute a violation of the terms of this permit and the Woodbury Inland Wetlands and Watercourses Regulations. Any substantive additions or changes to the approved regulated activities shall require prior review and separate approval and permit.

3. **Expiration** – This permit approval shall expire and be null and void without further written notice per the date set forth above unless all regulated activities, including site stabilization and landscaping, are completed consistent with the approved final plans. The Agency may grant one (1) or more extensions of time to complete same, not to exceed that as may be permitted. Any request for extension shall be in writing to the Agency in a timely manner prior to the expiration date for which an extension is requested and shall state the reasons and circumstances for the requested extension. In considering any such request, the Agency may require a public hearing and may adjust any held bond.

MOTION

Moved by **NEWELL**, seconded by **TUROCZI**

Vote: 5-0-0 – **APPROVED** – Motion **PASSED**

Ayes	Tyrrell, Newell, Turoczi, Richards, Gillette
Nays	None
Abstain	None