

**CONSERVATION AND INLAND WETLANDS COMMISSION**  
**TOWN OF DEEP RIVER, CONNECTICUT**  
Town Hall                      174 Main Street                      Deep River, Connecticut 06417

*A regular meeting of the Deep River Conservation and Inland Wetlands Commission held on Thursday, July 13, 2017 at the Deep River Town Hall was called to order at 7:35 p.m. Members present: Susan Board, John Dube, Ron Larsen, Carol Libby, Alternate/WEO Mark Reyher, and Alternate Michael Tomlinson. Absent: George Atwood, Alan Mizejeski, Tanner Steeves. Also present: Nancy Howard (recording secretary), Michael Milano, and Don Gessick. A motion was made by Carol Libby and seconded by John Dube to seat Alternate Mike Tomlinson for an absent member and to appoint him as Acting Chairman for the meeting. Voted Unanimously.*

Approval of Minutes: A motion was made by Carol Libby and seconded by Susan Board to approve the minutes of the June 8, 2017 meeting as printed. (5-0) Voted Unanimously.

BMC Land Development, LLC, 67 Hoopole Hill Road (Map 19, Lot 16, Map 26, Lots 14A, 14B & 15B): An application was received at the June meeting for the purpose of temporary wetland crossing on Lot #13 for soil testing purposes at 67 Hoopole Hill Road. Mike Milano and Don Gesick, L.S. were present on behalf of the applicant. A temporary crossing is proposed for the purpose of performing test holes for a possible 13 lot subdivision. The location is behind the old cranberry bog near the proposed cul-de-sac. Mr. Milano noted that they propose to use planks for the crossing; a mini machine will be taken across for the test holes. WEO Reyher will be present at the time of testing. Mr. Gesick, a land surveyor, prepared the lot calculations. A new revised wetlands map was submitted at the last meeting. WEO Reyher noted that the Commission will have a third party review the wetlands map and the Commission would need to make a decision if it is a significant activity. Pursuant to Section 19.8 of the Regulations, the Commission may require additional technical assistance in evaluating an application if it finds that the nature and intensity of development may have a significant impact on the site and its surrounding areas. The expense of the technical assistance shall be estimated by the Commission, based upon a preliminary estimate prepared by an expert and the estimated cost of reviewing time one hundred fifty percent shall be paid by the applicant and deposited with the commission. A proposal was received from Soil Scientist Richard Snarski for the cost for the review of the wetland boundaries. Commission members agreed that the subdivision proposal would be a significant activity. The new wetlands map has not been accepted and was tabled at this time. A motion was made by John Dube and seconded by Carol Libby to approve the application for the temporary crossing to access Lot 13 of Cranberry Bog Estates with the stipulation that WEO Reyher be notified and present at the time of the crossing and test holes. (5-0) Voted Unanimously.

River Road (Map 69, Lot 7): Joe Wren, P.E. presented a proposed three lot subdivision plan prepared for Casey 3 Enterprises, LLC for property on River Road (Map 69, Lot 7). The property is a little over seven acres. One of the lots will contain the existing house with no change to the driveway. No construction is proposed at this time. Wetlands on the property is .05 acres on the 12 acre parcel and is on the lot with the existing house. Mr. Wren noted that he is looking for determination that a permit is not necessary at this time. The 100 foot review line was delineated. A motion was made by Carol Libby and seconded by Susan Board to make the determination that a permit is not necessary for the three lot subdivision as presented. However, in the future any development proposed would need to come back before this Commission for determination if a permit is needed. (5-0) Voted Unanimously.

Lessul, LLC, 455 Main Street (Map 65, Lot 3): An application was received from Lessul, LLC for the purpose of construction of four commercial/flex space buildings. The grading, utility and erosion control plan sheet in the package of plans was incomplete due to a printing error. The application was not accepted as it was incomplete. The matter was tabled until the next regular meeting.

Enforcement: A violation letter was sent to property owners of 17 Winter Avenue for school bus sitting within 10 or 20 feet of the brook due to potential leaking of motor oil.

Scott Papoosha, Stevenstown Road: The activity taking place on the property was discussed. Zoning has issued a cease and desist order. Trucks with material are still entering the site. The activity taking place is not in the review area, however, Regulations state that if any activity outside of the 100 foot review area which is likely to have an impact or affect wetlands or watercourses by judgment of the Commission would be included in the review area. Members expressed concern for the impact on the watercourse. The Chairman was going to contact DEEP last month regarding the activity.

Financial/Payment of Bills: Carol Libby reviewed the financial statement. No bills were received.

A motion was made by Susan Board and seconded by John Dube to adjourn at 8:53 p.m. (5-0) Voted Unanimously.

Respectfully submitted,  
Nancy Howard  
Recording Secretary