

**INLAND WETLANDS COMMISSION  
MINUTES**

**Regular Meeting of June 22, 2016 at 7:30 p.m.**

Meeting Room 1, Newtown Municipal Center  
3 Primrose Street, Newtown, CT

**These Minutes are subject to Approval by the Inland Wetlands Commission**

**Present:** Craig Ferris, Suzanne Guidera, Mike McCabe, Sharon Salling and John Davin

**Staff Present:** Rob Sibley, Deputy Director of Land Use, Georgia Contois, Clerk

Mr. Ferris opened the meeting at 7:30 p.m.

**PENDING APPLICATIONS**

**Application IW # 16-09 NERP Holding and Acquisitions LLC**, property located at 116 South Main Street, Newtown, CT for the development of a Tractor Supply Company 19,097 sq. ft. retail building and associated site improvements.

Members of the Commission agreed that there was no further discussion needed on the application, and Mr. Ferris asked to entertain a motion.

Ms. Salling made a motion to approve with standard conditions A, B, C, D, E, F and L. Mr. McCabe seconded. All were in favor.

The approved plans are: Proposed Retail Building Tractor Supply Company, 116 South Main Street, Dated 3/21/16, and dated received 4/8/16.

**Application IW #16-14 by Lambert and Barr**, property located at 148 Hanover Road, to construct a wetland crossing to a residential lot.

The applicants submitted documents regarding the style of bridge, and erosion and sediment plan, and results from a soil scientist. Mr. Lambert told the Commission that they will be installing a box culvert at 14 feet long. It will be about 4 feet high, and will have 1 foot of fill over top. Without the engineer's drawing of the culvert, the Commission members agreed to wait to act until reviewing the specifications. The applicant will be submitting the documents to the Land Use Agency once finalized.

Application IW #16-14 by Lambert and Barr was tabled to the next Inland Wetland meeting on July 13, 2016 in Council Chambers in the Newtown Municipal Building.

**Application IW #16-17 by Nancy Murphy and John Madzula**, property located at 59 Mount Pleasant Road, to build a floating dock and boathouse, to install steps to shoreline, create a beach and patio and construct a stonewall.

Mr. Madzula presented additional documents towards the application, including a letter from the homeowner, Ms. Murphy. She asked to make an amendment to the application, so that it will only reflect creating a pad and dock; and excluding all other work that had been originally discussed. The concrete pad will be approximately 20 inches away from the water, and will attach to an 8 x 14 foot dock.

Mr. Sibley briefly told the Commission that if Ms. Murphy wanted to do any of the other projects, she would be back in front of the IWC to amend the application. Members of the Commission asked about work that had been done on the property prior to application. Mr. Madzula explained that the work was for an irrigation system and the area has been filled in. Mr. Sibley confirmed that using water from the lake for irrigation is allowed under a DEEP permit, and that the status of the site was satisfactory for Mr. Maguire prior to the meeting.

Mr. Ferris requested a motion. Ms. Salling moved to approve the instillation of a dock anchor pad with standard conditions A, B, C, D, E, and F; all further existing disturbance on site will be stabilized. Mr. Davin seconded. All were in favor.

Ms. Salling asked that the record show: all documents received at the meeting will be filed in their respective applications in the Land Use Department (3 Primrose Street, Newtown, CT).

**APPROVAL OF MINUTES** for June 8, 2016.

Ms. Guidera noted two spelling errors, both of the word “leeching”, to be replaced with “leaching”. With no other changes, Mr. Davin moved to approve the minutes. Mr. McCabe seconded. Mr. Ferris abstained. All other members were in favor and the minutes were approved.

### **ACCEPTANCE OF APPLICATIONS**

No new applications.

### **ADJOURNMENT**

With no additional business, Mr. Davin moved to adjourn. Ms. Salling seconded. All were in favor. The meeting of June 22, 2016 was adjourned at 7:56pm.

*Respectfully Submitted,  
Georgia Contois, Clerk.*