



**TOWN OF STONINGTON**  
**Inland Wetlands & Watercourses Commission**  
Stonington Police Station Meeting Room  
173 South Broad Street, Pawcatuck, CT 06379

FINAL

A Regular Meeting of the Inland Wetlands and Watercourses Commission was held on December 6, 2007 at the Stonington Police Station at 7:00 p.m. Present for the meeting were: Jeffrey Stritar, Amanda Lindberg, Deborah Downie, Larry Davis, Bruce Wheeler and Alternate Howard Smith. Also in attendance were Wetlands Enforcement Officer Candace Palmer and Town Attorney Jeffrey Londregan.

*Chairman Davis called the meeting to order at 7:00 p.m.*

*Seated for the meeting were Jeffrey Stritar, Amanda Lindberg, Deborah Downie, Larry Davis, Bruce Wheeler, and Howard Smith.*

**Correspondence:**

Chairman Davis stated he would refer to each piece of correspondence with the application it responded to and the Commission agreed.

**Call for Public Comment:** None.

**2008 Calendar Acceptance:**

*Mr. Smith motioned to approve the 2008 Calendar and Ms. Lindberg seconded. Motion carried 6-0.*

**New Business:**

**IW #07-26 Joseph Paulauskis (Sabrina Pools)** – Seeking a permit for an above-ground pool within the Upland Review Area. Property located at 8 Whaler Road, Mystic, CT. Assessor's Map 163, Block 2, Lot 7H, Zone RA-20.

*The application was accepted and scheduled for a site walk on Saturday, December 29, 2007. Time TBA.*

**IW #07-27 Charles Lekites (Alisa Morrison)** – Seeking a permit for a four (4) lot subdivision within the regulated area. Property located at New London Turnpike, Stonington, CT. Assessor's Map 138, Block 3, Lot 7, Zone GBR-130.

Ms. Downie stated, for the purpose of disclosure that although she was a friend of Alisa Morrison, she did not feel as though her judgment on this application would be biased. The Commission agreed.

*The application was accepted and scheduled for a site walk on Saturday, December 29, 2007. Time TBA.*

**IW #07-28 Robert & Julie Holland** – Seeking a permit to construct a single family residence within the 100' Upland Review Area. Property located at 201 North Anguilla Road, Pawcatuck, CT. Assessor's Map 40, Block 1, Lot 5, Zone GBR-130.

*The application was accepted and scheduled for a site walk on Saturday, December 29, 2007. Time TBA.*

**IW #07-29 Meehan Group, LLC (Paul Meehan)** – Seeking to renew Permit IW #03-16 as referenced below:

IW #03-16 Meehan Group, LLC – Seeking a permit to modify Permit IW #02-19. Permit involves the construction of a forty-seven (47) lot cluster subdivision and new road, drainage, and other related activities. Permit involves wetland filling and upland activities. Property located at Jerry Brown Road, Whitehall Avenue, Pequot Trail, and 1279 Pequot Trail, Mystic, CT. Assessor's Map 148, Block 3, Lots 3 & 9 and Assessor's Map 165, Block 5, Lots 1 & 14, Zones RR-80 and RA-40.

*Ms. Downie was recused.*

*Mr. Smith motioned to accept the application to renew and Mr. Wheeler seconded. Motion carried 4-0-1.*

*Roll Call: Howard Smith – approve, Jeffrey Stritar – abstain, Amanda Lindberg – approve, Larry Davis – approve, Bruce Wheeler – approve.*

**Old Business:**

**IW #07-22 Gary & Gayle Schulte** – Seeking a permit to construct a single family residence and accessory structure with associated site work within the Upland Review Area. Property located at 43 Prentice Williams Road, Stonington, CT. Assessor's Map 147, Block 1, Lot 3B, Zone RR-80.

Ms. Downie was seated.

Chairman Davis stated the correspondence pertaining to this application would be addressed during discussion after the applicant's presentation.

Applicant Gary Schulte presented the application and answered questions from the Commission.

*Mr. Smith motioned to deny the application as submitted, stating the applicant had not exhausted all other recourses, and Mr. Stritar seconded. Motion carried 6-0. The application was denied.*

**IW #07-25 Bennett Lord (Robert Mercer)** – Seeking a permit to replace existing single family residence within the Upland Review Area. Property located at 26 Chippechaug Trail, Mystic, CT. Assessor's Map 177, Block 7, Lot 4, Zone RA-20.

Mr. Smith was recused.

Agent Robert Mercer presented the application for Bennett Lord.

*Ms. Downie motioned to approve the application as submitted and Ms. Lindberg seconded. Mr. Wheeler motioned to amend the motion to include two stipulations recommended by staff. Motion carried 5-0.*

#### **Officers Report:**

Ms. Palmer presented her report to the Commission.

*Chairman Davis called for a five (5) minute recess.*

#### **Public Hearings: 8:00 p.m.**

**IW #07-21 (Modification of IW#06-08)** – Seeking to discharge stormwater into the wetlands and other activity within the Upland Review Area. Property located on the east and west sides of Liberty Street and Voluntown Road, Pawcatuck, CT. Assessor's Map 20, Block 3, and Lots 3, 5, 5A, 6, 7, 8, 9, 10, 10A, 11, 12, 13; Map 21, Block 1, Lot 39; Map 20, Block 2, Lot 2, 4; Map 18, Block 1, Lot 34; Map 18, Block 2, Lot 1, Zone HI-60.

*Mr. Smith motioned to open the Public Hearing and continue it to next month's meeting and Mr. Wheeler seconded. Motion carried 6-0.*

**IW #07-23 Component Properties, LLC & Extrusion Holdings, LLC (Harry Heller)** – Seeking a permit to construct a 35,000 sq. ft. footprint manufacturing building with associated parking, site drainage, utilities, and landscaping within the Upland Review Area. Property located at Extrusion Drive, Pawcatuck, CT. Assessor's Map 36, Block 4, Lots 2D & 2E.

The application was presented by Attorney Harry Heller and Cherenzia & Associates Civil Engineer Paul Biscuti.

Chairman of the Economic Development Committee Blunt White spoke in favor of the application.

General Comments were made by Joanne White of Swan Street, Pawcatuck and Ronald Brown of 15 Swan Street, Pawcatuck.

Attorney Heller spoke in Rebuttal.

*The Public Hearing was closed at 9:40 p.m.*

*Mr. Smith motioned to approve the application with stipulations recommended by staff and Mr. Wheeler seconded. Motion carried 5-1.*

*Roll Call: Amanda Lindberg – approve, Howard Smith – approve, Larry Davis – approve, Bruce Wheeler – approve, Deborah Downie – approve, Jeffrey Stritar – deny.*

#### **Stipulations:**

1. *Erosion & sediment controls shall be installed and inspected by staff prior to the start of work.*
2. *A non polluting deicing material as approved by staff.*
3. *Provide a plan for controlling of invasive species, approved by staff.*
4. *The Permittee shall submit an "as-built" plan prepared by a Connecticut Licensed Land Surveyor to the Inland Wetland and Watercourses Commission upon completion of the project.*
5. *File the submitted Easement on the Town of Stonington Land Records.*
6. *ANY change to the approved plan shall be resubmitted to the Inland Wetlands and Watercourses Commission for review and approval (prior to the start of work).*
7. *All plantings will be inspected by a soil scientist after approximately one year and then*

*three years after installation; any deceased plantings will be approved by a soil scientist and replaced.*

8. *Move snow storage area to wetlands planting Area B, swale.*

**Executive Session:**

Goulart vs. Town of Stonington

The audience was cleared for Executive Session.

*At 10:35 p.m., the Commission moved out of Executive Session.*

1. *The language that refers to 27 cubic yards be removed from the site.*
2. *Include a detailed E&S plan that is going to be implemented while the fill is removed.*

*Mr. Smith motioned to accept the two (2) stipulations. Mr. Wheeler seconded. Motion carried 6-0.*

**Election of Officers:**

*Mr. Smith motioned to table the Election of Officers and Mr. Stritar seconded. Motion carried 6-0.*

**Adjournment:**

*Ms. Lindberg motioned to adjourn and Mr. Wheeler seconded. Motion carried 6-0.*

*The meeting was adjourned at 10:45 p.m.*

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Deborah Downie, Acting Secretary