



**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 Thursday, August 2, 2007 at the Stonington Police Station. Present for the meeting were Commission members Larry Davis, Deborah Downie, Robert Canova, Amanda Lindberg, Bruce Wheeler, Howard Smith IV, and Jeffrey Stritar. Wetlands Enforcement Officer Candace Palmer was also in attendance.

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

**Correspondence:**

Chairman Davis reported no new correspondence.

**Call for Public Comment:**

Chairman Davis called for Public Comment. There was none.

**New Business:**

**IW #07-16 TFB3, LLC c/o Thomas F. Buxton (Site & Structures, LLC)** – Seeking a permit for a residential mixed use site plan with two (2) residential/commercial mixed use buildings with private internal driveway and ninety-eight (98) exterior at-grade parking spaces within the Upland Review Area. Property located at 100 & 102 South Broad Street, Pawcatuck, CT. Assessor's Map 25, Block 1, Lots 5 & 6, Zones LS-5 & RR-80.

The application was accepted and a site walk was scheduled for August 25, 2007. Time TBA.

*Ms. Lindberg motioned to set a Public Hearing for the September 6, 2007 meeting and Mr. Canova seconded. Motion carried 6-0.*

Roll Call: Amanda Lindberg – approve, Bruce Wheeler – approve, Jeffrey Stritar – approve, Robert Canova – approve, Deborah Downie – approve, Larry Davis – approve.

Howard Smith arrived and was seated for Matthew Berger at 7:05 p.m.

**IW #07-17 Kathleen, Noreen & Thomas Costa (Michael Crandall)** – Seeking a permit to build a 792 sq. ft. second floor addition to an existing single family residence within the Upland Review Area. Property located at 250 South Broad Street, Pawcatuck, CT. Assessor's Map 50, Block 4, Lot 11, Zone RA-20.

The application was accepted and a site walk was scheduled for August 25, 2007. Time TBA.

**Old Business:**

**IW #07-09 Rufus Allyn & Roy Bohlander/Masons Island Company (Ken Petrini)** – Seeking a permit to install a sewer force main to serve a new single family residence within the Upland Review Area on property located at 28 School House Road, Mystic, CT, Assessor's Map 180, Block 1, Lot 5, Zone RA-15 with an offsite subsurface disposal system located at School House Road, Mystic, CT, Assessor's Map 181, Block 3, Lot 1, Zone RM-15.

Mr. Smith was recused.

The application was presented by Agent Ken Petrini, Attorney Thomas Collier, Certified Soil Scientist Donald Fortunato, and Applicant Rufus Allyn.

The applicant requested a continuance to the September 6, 2007 meeting in order to obtain the answers to some of the Commission's questions. The request was granted.

At 9:05 p.m. Chairman Davis called a five (5) minute recess.

**IW #07-10 Meehan Group LLC/Clairemont LLC** – Seeking to modify Permit IW #03-16 to change wetland crossing #2, associated road construction and Upland Review Area activity, and to relocate Stormwater Management Basin #4. Wetland activity area is reduced from permitted area of .187 AC to .115 AC. Fill within the wetlands is reduced from permitted volume of 2,945 CY to 631 CY. Upland Review Area activity is reduced from permitted area of .50 AC to .49 AC. Fill within the Upland Review Area is reduced from 2,670 CY to 426 CY on property located northeast of Jerry Brown Road and Route 27 in Old Mystic, CT. Assessor's Map 165, Block 5, Lots 1 & 14 and Assessor's Map 148, Block 3, Lots 3 & 9, Zones RA-40 & RR-80. Mr. Smith was seated. Ms. Downie and Mr. Stritar were recused. The application was presented by Engineer Clint Brown and Applicant Paul Meehan. The applicant requested a continuance to the September 6, 2007 meeting in order to obtain more information to present to the Commission. The request was granted.

**IW #07-13 Farm Ponds Estates North, LLC (Harry B. Heller)** – Seeking a permit for construction of a single family residence with onsite septic system and well within the Upland Review Area. Property located on the easterly side of North Anguilla Road, Pawcatuck, CT. Assessor's Map 42, Block 2, Lot 1, Zone RR-80. The applicant requested a continuance to the September 6, 2007 meeting. No information was presented.

**IW #07-14 Town of Stonington (Mystic Middle School)** – Seeking a permit to install a system to drain the athletic field area with minimal disturbance to the surrounding wetlands utilizing the existing drain piping with the new system within the Upland Review Area. Property located at 204 Mistuxet Avenue, Mystic, CT. Assessor's Map 151, Block 3, Lot 11, Zone RA-20. Ms. Downie was seated. Mr. Smith stated that although his wife was a member of the Stonington School Board, he did not believe there was any conflict of interest with the Commission in agreement. Ms. Downie stated that although she had two children attending Mystic Middle School and had recently finished a four (4) year commitment with the Stonington Building Improvement Team, she did not believe there was any conflict of interest with the Commission in agreement. The application was presented by Agent Bill King and Engineer Bob Russo. *Mr. Smith motioned to approve the application and Mr. Canova seconded. Motion carried 6-0.* Roll Call: Amanda Lindberg – approve, Bruce Wheeler – approve, Howard Smith – approve, Robert Canova – approve, Deborah Downie – approve, Larry Davis – approve.

**IW #07-15 Emilie & Lee Verbridge (Christopher Carey)** – Seeking a permit for a 30' x 13' x 28' L-shaped garage addition with associated grading within the Upland Review Area. Property located at 29 North Broad Street, Pawcatuck, CT. Assessor's Map 3, Block 16, Lot 14, Zone GBR-130. The application was presented by Agent Christopher Carey. *Mr. Smith motioned to approve the application with one (1) stipulation and Mr. Wheeler seconded. Motion carried 6-0.* Roll Call: Amanda Lindberg – approve, Bruce Wheeler – approve, Jeffrey Stritar – approve, Robert Canova – approve, Deborah Downie – approve, Larry Davis – approve.

Stipulation:

- 1) The addition shall be extended to the easterly boundary of the existing garage.

**Wetlands Enforcement Officer Report:**

Candace Palmer gave her report.

**Review of Outstanding Minutes:**

*Mr. Canova motioned to approve the minutes of the July 5, 2007 meeting as written and Ms. Lindberg seconded. Motion carried 6-0.*

Roll Call: Amanda Lindberg – approve, Bruce Wheeler – approve, Jeffrey Stritar – approve, Robert Canova – approve, Deborah Downie – approve, Larry Davis – approve.

**Adjournment:**

*Mr. Smith motioned to adjourn the meeting and Mr. Wheeler seconded. Motion carried 6-0.*

The meeting was adjourned at 10:05 p.m.

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Matthew Berger, Secretary