



**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 & Watercourses Commission was held on May 3, 2007 at the Stonington Police Station. Present for the meeting were: Commission members Larry Davis, Bruce Wheeler, Amanda Lindberg, Deborah Downie, and Alternate Howard Smith. Wetlands Enforcement Officer Candace Palmer was also in attendance.

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

**Correspondence:**

**IW #06-32 Town of Stonington** – Seeking a permit to install a new dock and protect the existing shoreline on property located at Mechanic Street adjacent to the Pawcatuck River, Pawcatuck, CT. Assessor's Map 3, Block 28, Lot 5, Zone DB-5.

Chairman Davis read a letter from Planning Director Jason Vincent outlining the permit for the new dock.

Chairman Davis seated Mr. Smith for Mr. Berger.

*After discussion, Mr. Smith motioned that no modification is required for the permit and Ms. Downie seconded. Motion carried 5-0.*

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

Mr. Berger arrived at this time and Mr. Smith was seated for Mr. Stritar.

**Call for Public Comment:** None.

Mr. Canova arrived at this time.

**New 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.

The application was accepted and a site walk was scheduled for June 2, 2007. Time TBA.

**#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.

The application was accepted and a site walk was scheduled for June 2, 2007. Time TBA.

**IW #07-11 Gayla Savage (Arthur Hayward, Jr.)** – Seeking a permit to redirect/reconstruct the existing storm drainage outlet so it will outfall southerly of the proposed driveway within the Upland Review Area. Property located on the east side of Farmholme Road across from the intersection of Barnes Road, Stonington, CT. Assessor's Map 59, Block 1, Lot 2, Zone RR-80. The application was accepted and a site walk was scheduled for June 2, 2007. Time TBA.

**Old Business:**

**IW #07-04 Beonne Boronda Liebig** – Seeking a permit to construct a single family residence with new primary septic area, new driveway and associated grading within the Upland Review Area. Property located at 22 School House Road, Masons Island, Mystic, CT. Assessor's Map 180, Block 1, Lot 8, Zone RA-15.

Mr. Smith was recused.

The application was presented by Attorney Condon, Architect Ken Petrini, and Soil Scientist Donald Fortunato.

*Mr. Wheeler motioned to approve the application with four (4) stipulations and Mr. Berger seconded. Motion denied 3-3.*

*Roll Call: Amanda Lindberg – approve, Deborah Downie – deny, Matthew Berger – approve, Larry Davis – deny, Bruce Wheeler – approve, Robert Canova – deny.*

*Mr. Canova motioned to deny Application IW #07-04 for the following reasons:*

- 1) Not enough information on the reserve area.
- 2) The pitch and grade of the driveway is too close at 19-20 feet to wetlands.
- 3) The size of the house is too large for the area.

*Ms. Downie seconded. Motion carried 4-2.*

*Roll Call: Amanda Lindberg – approve, Robert Canova – approve, Bruce Wheeler – deny, Larry Davis – approve, Matthew Berger – deny, Deborah Downie – approve.*

At 8:15 p.m., Chairman Davis announced a brief recess before he started the Public Hearings.

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

Chairman Davis read the call for Public Hearing A:

**IW #06-44 Alva Associates, LLC c/o Duncklee, Inc. (Development Solutions, LLC – Patrick Lafayette)** – Seeking a permit to construct a detention pond for drainage within the Upland Review Area. Property located at 296 Taugwonk Road, Stonington, CT. Assessor's Map 70, Block 1, Lot 3, Zone LI-130.

Mr. Smith was recused.

*Seated for the Public Hearing were: Amanda Lindberg, Deborah Downie, Larry Davis, Bruce Wheeler, Robert Canova, and Matthew Berger.*

The application was presented by Patrick Lafayette of Development Solutions, LLC and Applicant Jonathan Duncklee.

Speaking against were: Mr. Jim Smith of 264 Taugwonk Road, Stonington, CT. Mr. Smith announced he had hired Attorney Joshua Foley and Wetland Scientist Penny Sharp, who also spoke against the application. Also speaking against were: Mr. Bill Lyman of 579 Taugwonk Road, Stonington; Ms. Linda Shaffer of 324 Taugwonk Road, Stonington; and Mr. Ed Hart of 587 Taugwonk Road, Stonington.

Mr. Lafayette spoke in rebuttal.

The applicant requested a continuance until the next meeting.

Mr. Smith rejoined the Commission.

At 10:45 p.m., Chairman Davis announced he would not open the remaining Public Hearings that were scheduled for the evening because of the late hour. They were as follows: **IW #07-06 Mukesh A. Patel (Development Solutions, LLC)** and **IW #07-07 Davis Standard, LLC (Paul Biscuti)**.

Candace Palmer gave the Wetlands Enforcement Officer Report.

*Mr. Canova motioned to adjourn the meeting and Mr. Wheeler seconded. Motion carried 7-0.*

The meeting was adjourned at 11:00 p.m.

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Matthew Berger, Secretary