

APPROVED 6-27-12
TOWN OF NORTH HAVEN, CONNECTICUT
MINUTES

Inland Wetlands Commission

Minutes of the Inland Wetlands Commission meeting held on Wednesday, April 25, 2012, at the Mildred A. Wakeley Community and Recreation Center, 7 Linsley Street, in Room #2 at 7:00 PM.

MEMBERS PRESENT:

Mark R. Trojanowski, Chairman
Peter Tenedine, Vice Chairman
Steven J. Nugent, Secretary
Stephen F. Darley
Cheryl A. Juniewicz
Frank H. Bumsted, Alternate, sitting for Matthew M. Jermine
Pamela Sletten, Alternate, sitting for Pat Libero

ABSENT MEMBERS:

Matthew M. Jermine
Pat Libero
Steven Miller, Alternate

OTHERS:

Alan Fredricksen, Land Use Administrator
Jonathan Bodwell, Town Engineer
Genevieve Bertolini, Stenographer
Sandi Lion, Clerk

AGENDA:

Mr. Trojanowski, Chairman, introduced the Commission and town staff. He then explained the procedure for the Public Hearings and asked if there were any changes to the agenda. Mr. Fredricksen, Land Use Administrator, stated that there were none.

The Commission elected to hear the item under "Other" first.

OTHER:

Eagle Scout Project

Eagle Scout, Ryan Carboni, stated that he will be constructing a bridge near Pine Brook which drains into the Quinnipiac River. Mr. Fredricksen, Land Use Administrator, stated that this project will benefit the Quinnipiac Watershed Association. The Commission asked questions and Ryan Carboni responded.

Mr. Darley moved to approve the Eagle Scout project; Mr. Tenedine seconded the motion. The Commission voted as follows:

Trojanowski – aye Tenedine – aye Nugent – aye Darley – aye Juniewicz – aye Bumsted – aye Sletten - aye

PUBLIC HEARINGS:

Mr. Nugent read the call for the first Public Hearing.

1. #I12-02 Application of Frank Ferrucci – FRD Associates, LLC, Applicant, 2 Dwight Street Associates, LLC, Owner, relative to 2 Dwight Street, (Map 100, Lot 2), seeking Subdivision Referral. Plan Entitled: Resubdivision Plan, 2 Dwight Street, North Haven, Connecticut. Prepared by John Paul Garcia & Associates, Dated 2/20/12. Scale 1” = 40’. IL-80 Zoning District.

Mr. John Paul Garcia, P.E. of John Paul Garcia & Associates presented the application to permit the subdivision of a 13.8 acre property into two lots of 9.183 acres and 4.617 acres. No regulated activity is being proposed. Mr. Garcia then reviewed Town staff comments with the Commission. The Commission asked questions and Mr. David Lord, Soil Scientist, and Mr. Garcia responded.

Mr. Trojanowski asked for public comment. There being no public comment, the Public Hearing was closed.

Mr. Nugent read the call for the second Public Hearing.

2. #I12-05 Application of the Town of North Haven, Owner and Applicant, relative to 110 Elm Street, (Map 52, Lot 20), seeking Permit To Conduct Regulated Activity. Plan Entitled: Plot Plan, Town of North Haven, Town Garage, 100 and 110 Elm Street, North Haven, CT. Prepared by Jonathan Bodwell, Town Engineer, Dated 9-19-11, rev. 3/27/12. R-20 Zoning District.

Mr. Bumsted recused himself on this application.

Mr. Jonathan Bodwell, Town Engineer, presented the application to allow a Permit to Conduct Regulated Activity for the construction of a new 5,000 square feet single story storage building in the wetland buffer on the south side of Waterman’s Brook at the existing Town Public Works facility. Also proposed are two box culvert brook crossings intended to increase the operational efficiency of the facility as a whole. The Commission asked questions and Mr. Bodwell and Mr. Victor Palma of the North Haven Public Work’s Department responded. Mr. David Lord, Soil Scientist, described the wetland regulated features on the site. The Commission asked further questions and Mr. Bodwell and Mr. Lord responded.

Mr. Trojanowski asked for public comment.

Public comment:

1. Ron Candelora, 91 Elm Street, asked what type of work will be conducted in the garage and what types of items are stored on site. He also asked if vehicles using the bridge would need to travel onto Elm Street. He inquired about the distance from the back of the proposed building to the brook and if home values would be affected by this project. He also asked if the Town could store their trucks at the Bishop Street site.

Mr. Bodwell, Mr. Palma and Mr. Fredricksen responded to the public comment.

There being no further public comment, the Public Hearing was closed.

INFORMAL: None

DELIBERATIONS:

1. #I12-02 Application of Frank Ferrucci – FRD Associates, LLC, Applicant, 2 Dwight Street Associates, LLC, Owner, relative to 2 Dwight Street.

Mr. Darley moved to send a positive Subdivision Referral to the Planning & Zoning Commission; Mr. Bumsted seconded the motion. The Commission voted as follows:

Trojanowski – aye Tenedine – aye Nugent – aye Darley – aye Juniewicz – aye Bumsted – aye Sletten – aye

The application was approved with conditions.

The following Referral Comment was offered to the Planning & Zoning Commission:

1. The Inland Wetlands Commission recommended to correct all buffer violations.
2. #I12-05 Application of the Town of North Haven, Owner and Applicant, relative to 110 Elm Street.

Mr. Tenedine moved to approve the application for a Permit to Conduct Regulated Activity; Mr. Nugent seconded the motion. The Commission voted as follows:

Trojanowski – aye Tenedine – aye Nugent – aye Darley – aye Juniewicz – aye Sletten - aye

The application was approved with conditions.

MINUTES:

March 28, 2012

Mr. Bumsted moved to approve the minutes of the March 28, 2012 meeting; Mr. Darley seconded the motion. The Commission voted as follows:

Tenedine – aye Nugent – aye Darley – aye Sletten – aye Bumsted – aye

Mr. Trojanowski requested that Art Hausman, Zoning Enforcement Officer, give an update of recent violations.

ENFORCEMENT ACTIONS: None

EXTENSIONS: None

PERMITTED USES AS OF RIGHT: None

BOND RELEASES & REDUCTIONS:

#I97-26, 14 Woodmere Development

Mr. Darley moved to release the bond for application #I97-26, 14 Woodmere Circle, in the amount of \$2,500.00; Mr. Tenedine seconded the motion. The Commission voted as follows:

Trojanowski – aye Tenedine – aye Nugent – aye Darley – aye Juniewicz – aye Bumsted – aye Sletten – aye

CORRESPONDENCE: - CFL News, March 2012
- CACIWC, Spring 2012

ADJOURN:

Mr. Darley moved to adjourn the meeting; Mr. Tenedine seconded the motion. The meeting was adjourned at 8:46 PM.