

TOWN OF MONTVILLE  
INLAND WETLANDS COMMISSION  
REGULAR MEETING MINUTES  
THURSDAY, DECEMBER 20, 2018 – 7:00 P.M.  
LOCATION: MONTVILLE TOWN HALL, Council Chamber  
310 NORWICH-NEW LONDON TURNPIKE  
UNCASVILLE, CONNECTICUT 06382

**1. CALL TO ORDER**

Chairman Brush called the meeting to order at 7:00.

**2. ROLL CALL**

**Present:** Chairman-Doug Brush, Vice-Chairman Charles O’Bday III, Commissioner Sandra Berardy, Jessica LeClair, Matthew Emilyta

**Absent:** Commissioners; Secretary Philip Houk, Anthony Tufares, Alt. Vacancy, Alt. Vacancy

**Attending:** Nancy Woodlock WEO.

**3. PUBLIC HEARING: None**

**4. SHOW CAUSE HEARING: None**

**5. REMARKS FROM THE PUBLIC (not relating to items on the agenda)-none**

**6. OLD BUSINESS:**

**a. Discussion/vote to Amend the Rules and Procedures of the Montville Inland Wetlands Commission, Article 9, Section 1, Item f.**

The members discussed the pros and cons of leaving the Public Comment section off agendas which are not part of a public hearing. They were asked to study the issue and come prepared to discuss at the January 2019 meeting.

**MOTION: (O’Bday/Berardy) to table the rules and regulations discussion until the January meeting. Vote: Approved Unanimously.**

**7. NEW BUSINESS:**

**a. 218 IWC18-410 Old Colchester Road, (M16L2-1) Applicant/Owner: Shawn L. Adams, proposed four-bedroom, single-family residence with driveway and drainage improvements, some activity within wetland area and upland review area.**

Demian A. Sorrentino, AICP, CSS from Boundaries LLC outlined the property and the wetlands issues associated with the property. He stated there was a free split of the 120-acre property in 2017. The applicant wants to build a four-bedroom house on the vacant piece of property which was split. The applicant is proposing widening a pre-existing historic gravel driveway which will access both the new house and the existing house on the original property. He described the obvious route for a drive way to the house to be a historically wet field. Instead, he is recommending using a gravel

driveway which has been used for over 100 years with a significant widening to accommodate the access to the home. Because the road has been in use for a long period of time and the portion going through the wetlands has already been compromised he suggested that it would result in the least amount of wetlands impact. He is proposing removing two 8" culvert pipes at the crossing and installing two new code compliant 15" HDPE culver pipes with flared end units and rip rap aprons on both inlet and outlet sides of the new culvert which would improve its hydraulic capacity. The proposed work includes the depositing of approximately 127 cubic yards of fill within the wetlands and a total of approximately 3,124 sq. ft. of disturbance within the wetlands. There will also be approximately 10,686 sq. ft. of upland review area disturbance. Sorrentino stated the house, well, septic and garage are all outside the wetlands area.

**MOTION: (O'Bday/LeClair) to conduct a site walk on January 12, 2019 at 10:00 at 410 Old Colchester Rd. Vote: Approved Unanimously.**

**b. Discussion/Vote on Commission endorsing Avalonia Trust Conservancy Purchasing the property at 41 Beckwith Rd., M12L1.**

Kimberly Bradley, representing the Avalonia Trust Conservancy described the property and the environmental importance of the property. She stated the Conservancy is asking for local letters in support of the Conservancy's purchase of the property. The letters of support will help in the effort to apply for a DEEP Open Space and Watershed Grant. She stated the property is approximately 669 acres which maintains high value surface waterways and groundwater. The property contributes to the Niantic River Watershed through Latimer Brook and has been identified by the Niantic River Watershed Plan as having high priority for conservation and restoration. The property is contiguous with two reservoirs which feed the New London water supply. Bradley stated there are two access points that would provide public access and parking. The proposed use of the property will be for passive recreation.

**MOTION: (Berardy/O'Bday) to endorse the efforts of Avalonia Trust Conservancy to obtain a grant for the property at 41 Beckwith Rd and to authorize the Chairman to write a letter in favor of the purchase on behalf of the Commission. Vote: Approved Unanimously.**

**c. Election of Officers**

**MOTION: (Berardy/O'Bday) to nominate D. Brush as Chairman, C. O'Bday as Vice Chairman and S. Berardy as Secretary. Vote: Approved Unanimously.**

**d. Discussion on Article 7, Section 1 of the Rules and Procedures of the Montville Inland Wetlands Commission.**

It was the consensus of the Commission to not change Article 7, Section 1.

**8. CORRESPONDANCE: None**

**9. MINUTES**

**a. Approval of Minutes of the November 29, 2018 Special Meeting**

**MOTION: (O’Bday/Berardy) to approve the minutes of November 29, 2018 Special Meeting as presented Vote: Approved. In Favor-Brush, Berardy, O’Bday, Emilyta. Opposed-none. Abstaining- LeClair**

**10. Adjournment:**

**MOTION: (O’Bday/LeClair) to adjourn at 7:49**

Respectfully Submitted

Sue Spang  
Recording Secretary