

**INLAND WETLANDS AND WATERCOURSES COMMISSION  
TOWN OF EAST HADDAM  
LAND USE OFFICE**

**REGULAR MEETING MINUTES**

June 20, 2017

1. **CALL TO ORDER:** Mary Augustiny called the meeting to order at 7:30 p.m. at the Town Grange.

2. **ATTENDANCE**

**COMMISSIONERS PRESENT:** Mary Augustiny, Daniel Jahne, and Jennifer Burton-Reeve.

**COMMISSIONERS ABSENT:** Randy Dill and Bryan Goff.

**OTHERS:** Mr. Ventres, Michael Eckrole, Alistair McCowan, Peter Sibley, Mrs. Sibley, Matt Cronin, Pat Cronin, Shawn Amell, Carol Amell, Roger Nemergut, and Ruth Ziobron-Recording Secretary

3. **MINUTES**

**Motion by Mr. Jahne and seconded by Ms. Burton-Reeve to accept the May 16, 2017 meeting minutes as amended. Motion passed unanimously.**

**-Change "Cottage 14" to "Cottage 28" under item D.**

4. **BILLS**

There were none.

5. **FIELD INSPECTION REPORT**

Ms. Augustiny and Ms. Burton-Reeve conducted field inspections on June 14, 2017 of the following sites:

- 190 Tater Hill Road, Alistair McGowan, in-ground pool.
- 46 Glimmer Glenn, Shawn & Carol Amell, stonewalls.
- Falls Bashan Road, Myron Bernstein, 2 Lot subdivision

Mr. Jahne attended the 46 Glimmer Glenn site walk.

6. **WETLANDS PERMIT REVIEW**

**A) Continued - #W17-06-Michael Eckrole, 11 Abbe Lane, Bashan Lake, construct a seasonal dock. Assessor's Map 57, Lot 110.**

**First: April 18, 2017**

**Last: June 21, 2017**

Mr. Eckrole presented the site plans to construct Treks docking with pressure treated post and beam lumber. The main section attached to the stone wall

dimensions are 2ft x 10ft by 12ft. There will be a 6ft x 8ft attached and stationary dock to the left of the main dock to park a 20ft boat. Both docks would be permanent. There is rock ledge underneath the proposed docks. Ms. Augustiny noted there was little ice action. Location is the 2<sup>nd</sup> to last cottage before the dam, with little boat action.

**Motion by Ms. Burton-Reeve to approve #W17-06-Michael Eckrole, 11 Abbe Lane, Bashan Lake, construct a seasonal dock. Assessor's Map 57, Lot 110, plans dated June 20, 2017. Second by Mr. Jahne and unanimously passed.**

**B) Continued -#W17-08-Alistair McGowan, 190 Tater Hill Road, construct an in ground pool in the upland review area. Assessor's Map 22, Lot 30.  
First: May 16, 2017 Last: July 19, 2017**

Mr. McGowan stated the dirt pile location was not added to the site plans because the pool company would be removing it off site the same day as construction. The pool company will also be providing erosion control fencing during construction. The 30ft x 12ft pool will be installed by Pools by Murphy. Ms. Augustiny requested photos once construction was complete.

**Motion by Ms. Burton-Reeve to approve application #W17-08-Alistair McGowan, 190 Tater Hill Road, construct an inground pool in the upland review area. Assessor's Map 22, Lot 30 with map dated June 20, 2017 with photos to be provided once construction is complete. Second by Mr. Jahne and unanimously passed.**

**C) Continued -#W17-07- Craig & Christina Chalifoux, 74 Smith Road (Wildwood Cottage #26), Bashan Lake, rebuild cottage in the upland review area. Assessor's Map, 49, Lot 09.  
First: May 16, 2017 Last: July 19, 2017**

The applicants were not present. The holding tank location was reviewed. Once approved DEEP approval will be necessary.

**Motion by Mr. Jahne to approve application #W17-07- Craig & Christina Chalifoux, 74 Smith Road (Wildwood Cottage #26), Bashan Lake, rebuild cottage in the upland review area. Assessor's Map 49, Lot 09 with plan dated April 20, 2017. Second by Ms. Burton-Reeve and unanimously passed.**

**D) Continued- #W17-09 – Baccaro & Morrill LLC, 74 Smith Road (Wildwood Cottage #14), Bashan Lake, rebuild cottage in the upland review area. Assessor's Map 49, Lot 09.  
First: May 16, 2017 Last: July 19, 2017**

The applicants were not present. Ms. Augustiny requested photographs of the completed project.

**Motion by Mr. Jahne to approve application #W17-09 – Baccaro & Morrill LLC, 74 Smith Road (Wildwood Cottage #14), Bashan Lake, rebuild cottage in the upland review area. Assessor's Map 49, Lot 09 plans dated April 20, 2017. Seconded by Ms. Burton-Reeve and unanimously passed.**

**E) Continued - #W17-10 – Peter Sibley 74 Smith Road (Wildwood Cottage #25), Bashan Lake, rebuild cottage in the upland review area. Assessor's Map 49, Lot 09.**

**First: May 16, 2017**

**Last: July 19, 2017**

Mr. Sibley presented the site plans. Erosion control was added to the revised plans. There will be no gutters. There will be a rock drip edge. The gravel driveway has been extended for the holding tank pump out.

**Motion by Ms. Burton-Reeve, seconded by Mr. Jahne to approve application #W17-10 – Peter Sibley 74 Smith Road (Wildwood Cottage #25), Bashan Lake, rebuild cottage in the upland review area. Assessor's Map 49, Lot 09 plans dated June 2017 to extend driveway towards the holding tank and an addition to the cottage. Motion passed unanimously.**

**F) Continued - #W17-11- Matt & Pat Cronin, 74 Smith Road (Wildwood Cottage #14), Bashan Lake, rebuild cottage in the upland review area. Assessor's Map 49, Lot 09.**

**First: May 16, 2017**

**Last: July 19, 2017**

Mr. Cronin presented the site plans. The proposed house would be in the same footprint as the current house. There would be no gutters. There will be a rock drip edge.

**Motion by Mr. Jahne, seconded by Ms. Burton-Reeve to accept application W17-11- Matt & Patt Cronin, 74 Smith Road (Wildwood Cottage #14), Bashan Lake, rebuild cottage in the upland review area. Assessor's Map 49, Lot 09 plans dated June 22, 2017. Motion passed unanimously.**

**G) New - #W17-12 – Shawn & Carol Amell, 46 Glimmer Glenn, construction of stone walls in the upland review area. Assessor's Map 80, Lot 344.**

**First: June 20, 2017**

**Last: August 23, 2017**

Mr. and Mrs. Amell presented the plans for work which has been completed without a permit. Responsive to a question by Ms. Augustiny, Mr. Amell reviewed drainage pipe locations. The drainage pipe drains out into the patio/beach area. The patio/beach area will be constructed of sand. There will be silt paper with fill behind the stone wall. Top soil will be brought on site. Mr. Ventres discussed permitting with the contractor. Responsive to a question by Ms. Augustiny, Mr. Ventres stated he did not have a problem with the sand. Ms. Augustiny requested no

pesticide or fertilizer use on the lawn. Ms. Burton-Reeve requested plantings of native plantings on the upper area.

**Motion by Ms. Burton-Reeve to continue #W17-12 – Shawn & Carol Amell, 46 Glimmer Glenn, construction of stone walls in the upland review area. Assessor's Map 80, Lot 344 at the next scheduled meeting. Second by Mr. Jahne and unanimously passed.**

**H) New - #W17-13 – Arnold Olsen, 74 Smith Road (#18), install holding tank in the upland review area. Assessor's Map 49, Lot 9.  
First: June 20, 2017 Last: August 23, 2017**

The applicant was not present.

**Motion by Ms. Burton-Reeve to schedule a field walk and continue at the next meeting application #W17-13 – Arnold Olsen, 74 Smith Road (#18), install holding tank in the upland review area. Assessor's Map 49, Lot 9. Second by Mr. Jahne and unanimously passed.**

**I) New - #W17-15 – Jill LeClair (agent), Ernest & Linda Olson (owners), 74 Smith Road (#16), install holding tank in the upland review area. Assessor's Map 49, Lot 9.  
First: June 20, 2017 Last: August 23, 2017**

The applicant was not present.

**Motion by Ms. Burton-Reeve to schedule a field walk for application and continue at the next meeting application #W17-15 – Jill LeClair (agent), Ernest & Linda Olson (owners), 74 Smith Road (#16), install holding tank in the upland review area. Assessor's Map 49, Lot 9. Second by Mr. Jahne and unanimously passed.**

**J) New - #W17-16 – Cameron Beard, 81 Honey Hill Road, widen an existing driveway in the upland review area. Assessor's Map 4, Lot 39.  
First: June 20, 2017 Last: August 23, 2017**

Roger Nemergut representing applicant presented the site plan. The applicant intends to subdivide the 30.5 acre parcel into 2 lots. Mr. Nemergut explained zoning of interior lots only allowed 25 feet of frontage. There is a 50 foot access strip. In order to use the access strip for the two proposed houses, wetland crossing would be necessary. The proposed driveway would be shared with Mr. Beard's current driveway. Mr. Nemergut stated zoning regulations allowed for four residences to be served by a common driveway but would require a widening of the driveway. Approval would allow for the driveway to be constructed as a common driveway. The applicant will ask the Planning and Zoning Commission for a waiver of the 18 foot width of the section of the driveway which passes between the two wetlands.

There will be gravel pull overs on both sides of the wetlands for oncoming traffic.  
The driveway is paved.

**Motion by Ms. Burton-Reeve, second by Mr. Jahne to schedule a field walk and continue application #W17-16 – Cameron Beard, 81 Honey Hill Road, widen an existing driveway in the upland review area. Assessor's Map 4, Lot 39 until the next meeting. Motion passed unanimously.**

## **7. SUBDIVISION REVIEW**

**A) New - #W17-14 – Myron Bernstein, Falls Bashan Road, subdivision review for a proposed 2 lot subdivision. Assessor's Map 75, Lot 181.**

**First: June 20, 2017**

**Last: August 23, 2017**

Roger Nemergut representing applicant presented the site plan. The proposal is for a 1 lot subdivision. There are wetlands at the northwest corner. The proposed house would be located on the southeastern portion. There would be no activity in the wetlands or upland review area. Ms. Augustiny requested that the final map include a note to the mylar stating there would be no activity in the upland review area without prior review by the Inland and Wetlands Commission.

**Motion by Ms. Burton-Reeve to issue a report that application #W17-14 – Myron Bernstein, Falls Bashan Road, subdivision review for a proposed 2 lot subdivision Assessor's Map 75, Lot 181 meets the requirements of the Inland and Wetlands Commission. The final map is to include a note to the mylar stating there will be no activity in the upland review area without prior review by the Inland and Wetlands Commission. Second by Mr. Jahne and unanimously passed.**

## **8. IWWC ENFORCEMENT OFFICER'S REPORT**

Mr. Ventres reviewed the following:

- Lake Hayward activity.
- New GIS mapping system
- Distributed The Habitat, Spring 2017 and the Inland Wetlands Regulations.

**Motion by Ms. Augustiny, second by Ms. Burton-Reeve to recommend to the Board of Selectman the reappointment of Mary Augustiny, Daniel Jahne and Brian Goff to the Inland and Wetlands Commission. Motion passed unanimously.**

**9. CONSERVATION COMMISSION INPUT**-Mr. Gelston was unavailable to report.

## **10. ADJOURNMENT**

**Motion by Ms. Augustiny and seconded by Ms. Burton-Reeve to adjourn at 8:49 p.m. Motion passed unanimously.**

Respectfully submitted,

E. Ruth Ziobron  
Recording Secretary