

TOWN OF EASTFORD
INLAND WETLANDS AND WATERCOURSES COMMISSION
SEPTEMBER 28, 2017– 7pm

Members Present: Tom DeJohn, Chair; Deb Lee, Vice-Chair; Rob Torcellini, Susan Welshman
Absent: Craig Whitehouse, Denis Day, Marcia Day
Also Present: Jim Larkin, Wetland Agent

REGULAR MEETING

Regular Meeting called to Order at 7:00 pm

Old Business: None

New Business:

- **File # 17-017 Bev Lindemann, 2 Spinnaker Lane, Eastford, CT. Replace cement block foundation of 28’x24’ seasonal cottage with a poured cement foundation (including footing & drains) maintaining existing footprint. Dig gravel floor 1’ deeper and replace with poured cement. Raise cottage and chimney/fireplace approximately 2’. Application received: September 28, 2017. Fee received: \$180. Decision or Public Hearing: December 1, 2017.** The Commission received receipts for certified mailings as well as an additional package outlining scope of the project from the applicants. The Commission reviewed and discussed application and plans. **MOTION (Torcellini/Welshman) to Remand Application to Wetland Agent, Jim Larkin. APPROVED UNANIMOUSLY.**

Application Received Post Agenda Filing:

- **File # 17-018 Rob Torcellini, 335 Westford Road, Eastford, CT. Amendment to previously approved Permit # 16-009. Application received: September 28, 2017. Fee received: \$100. Decision or Public Hearing by: December 1, 2017.** Rob Torcellini presented the new plan to the Commission which shows the barn being moved to a different area and made a bit bigger. Commission reviewed and discussed application and site plan. Tabled until next month’s meeting.
- **File # 17-019 Donald Dubois, Kennerson Reservoir Road, Eastford, CT. Proposed house, well and septic system in upland area. Portion of septic in review area. Application received: September 28, 2017. Fee received: \$160. Decision or Public Hearing by: December 1, 2017.** The Commission reviewed and discussed the application and site plans. Notification has been sent to the Town of Ashford as the proposed project occurs within 55’ of the town line. Tabled until next month’s meeting.

Approval of Minutes: MOTION (Torcellini/Lee) to approve the Minutes of the August 24, 2017 Regular Meeting. APPROVED UNANIMOUSLY.

Chairman's Report: None

Agent Report: Jim Larkin, Wetlands Agent, reported the following:

- **289A Chaplin Road:** Jamie West to construct 5'x6' bathroom addition to home on 795 acres. Two concrete pilings to be added. No wetlands evident on 2016 Aerial or USGS layer. Site visited August 29, 2017. **Sign Off.**
- **64 Westford Road:** Jennifer and Kevin Basto to replace pole carport with 16'x30' prefabricated wood shed. Site visit September 11, 2017. Reviewed 2016 Aerial and USGS soil layers. No wetlands on property. **Sign Off.**
- **30 Cove Road East:** Lelia Hay to extend deck 6 feet toward driveway. Four additional concrete pilings. 2016 Aerial and USGS layers show no potential wetland soils within 100' of project area. Site visited September 11, 2017. **Sign Off.**
- **2 Spinnaker Lane:** Bruce Lindemann and Tatem Family LLC would like to raise the cottage 2 feet and excavate 1 foot to replace concrete block foundation with concrete and create a usable walkout basement area. As the excavation would be within 100' of Crystal Pond, Jim provided them with a Wetland Application and guidance as to what should be shown on the site plan. **Application Required.**
- **108 County Road:** Paul Silvius to erect 30'x60' steel frame building on concrete slab. Site was cleared and excavated. Additional driveway to be constructed on County Road. Building to be constructed in Northeast corner of lot approximately 30-50 feet off of the road. USGS soils layer shows potential wetlands in northwest corner of the 13.88 acre lot. Site visit September 26, 2017. No evidence of wetlands within 100' of excavated area. **Sign Off.**

Planning Commission Report: None.

Correspondence:

- Email from First Selectman Art Brodeur informing the Commission of the upcoming CCM Municipal Training Session titled Streamlining the Land-Use Regulatory Process on October 19, 2017 at the Hamden Memorial Town Hall.
- Letter from Edwin Parry informing the Commission that work described in the Permit # 17-010 was started on 9/23/17 and completed on 9/24/17 at 99 Ashford Road.

Other Business: None

Meeting adjourned at 8:15 pm.

Respectfully Submitted,

Susan Welshman, Recording Secretary

Approved: 10/26/17