

**INLAND WETLANDS AGENCY
TOWN OF WOODBRIDGE
REGULAR MEETING ON MARCH 20, 2019**

A regular meeting of the Inland Wetlands Agency (IWA) for the Town of Woodbridge was held on Wednesday, March 20, 2019 in the Central Meeting Room of the Town Hall, 11 Meetinghouse Lane, Woodbridge, Connecticut.

ROLL CALL

PRESENT: Robert Blythe ~ Chairman, Jack Kurek, David Speranzini,
Josh Goldberg and Barry Josephs

ALTERNATES: Jean Webber and Josh Lemon

ALSO PRESENT: Terry Gilbertson, Agency Enforcement Officer (AEO).
Kristine Sullivan, Land Use Analyst

Chairman Blythe called the meeting to order at 7:30 pm.

NEW BUSINESS

There were no new applications/site development plans submitted for receipt at this evening's meeting.

OLD BUSINESS

There was no old business for Agency action for this evening's meeting.

**RECEIPT AND APPROPRIATE ACTION REGARDING THE FOLLOWING
CORRESPONDENCE RECEIVED BY THE IWA SINCE THE SEPTEMBER 26,
2018 REGULAR MEETING OF THE AGENCY WHICH IS NOT RELATED TO
LISTED AGENDA ITEMS:**

- 1. Preliminary site map for 106 Seymour Road owned by the Estate of Helen Taffel, submitted by P.E. John Paul Garcia relative to if the IWA would consider the parcel developable or not.**

P.E. John Paul Garcia was present to review the preliminary site map for 106 Seymour Road. In discussion he noted that:

- The wetlands were field located by the Office of William Kenny.
- Because of the location of the onsite wetlands the site is a "tight site" to develop.
- The preliminary plans show the house, driveway and septic system mainly out of the 100' review area.
- There was a barn on the property in the past, the foundation for which is shown on the plans.
- There is a "seep" on the property which Kenny's office could not determine if it was a spring, pipe or "bury hole".
- The property would be accessed over a driveway which is in common ownership.
- There are no offsite wetlands affecting the property.
- Topographically the property slopes towards Seymour Road.
- The 40' by 80' house box shown on the plan would fit a house and attached garage.
- The second pond on the property was most likely as "stock pond".
- He believed he could provide a sufficient barrier to the onsite wetlands.
- Tree cutting in near the property had been done by the utility company along Seymour Road.

- The property was in part vegetated, but not with virgin forest, but rather second growth and brush.
- The lot was a “tough” lot to develop.
- To date no septic testing had been done on the lot.
- If the residential site development of the lot was approved, the septic system for the residence would have to be a pump system.
- The submitted plan was a “massing” plan.
- A case could be made to the ZBA for front yard variances because of the two “front yards”.

The following preliminary areas of concern regarding the residential site development of the property were noted by Agency members and staff:

- Any application to the IWA for the residential site development of the lot would have to include a signoff from Quinnipiack Valley Health District for the septic design.
 - Needed more information regarding the “watercourse” which basically bisects the property. *Note: Mr. Garcia stated that he would have Mr. Kenny take another look at that area and get a report back to the Agency.*
 - If the use of propane was anticipated, the location of the tank should be shown, whether above ground or inground.
 - Foundation drains and discharges would need to be shown.
 - If the driveway was to be paved, an account of all impervious surfaces should be done for storm water management.
2. **The Fall 2019 issue of The Habitat, was distributed to all Agency members.**
 3. **Notice from the Connecticut Department of Energy and Environmental Protection of the use of pesticides in the pond at 34 Dillon Road was received.**

ENFORCEMENT OFFICER

AEO Gilbertson had nothing to report to the Agency, but asked if Agency members had any concerns.

For the next meeting, AEO Gilbertson said that he would have an updated reported regarding the outstanding enforcement issues at 220 Seymour Road and 65 Ansonia Road.

DISCUSSION OF COMMISSION GOALS, CHANGES, DIRECTIONS AND POSSIBLE REGULATION CHANGES

There was no discussion of this agenda item this evening.

SCHEDULING DATE FOR NEXT IWA SITE INSPECTIONS

No site inspection needed to be scheduled.

APPROVAL OF MINUTES

- **Regular Meeting of September 26, 2018**
 - ** **Mr. Kurek moved to approve the minutes as submitted.**
 - ** **Mr. Goldberg seconded.**
 - ** **Voting for: Blythe, Kurek, Speranzini, Josephs and Goldberg**
 - ** **Opposed: No one**

Unanimous Approval 5-0

ADJOURNMENT

- ** Mr. Kurek moved to adjourn the meeting at 7:55 p.m.**
 - ** Mr. Speranzini seconded.**
 - ** Voting for: Blythe, Kurek, Speranzini, Josephs and Goldberg**
 - ** Opposed: No one**
 - ** Abstained: No one**
- Unanimous Approval 5-0**

Accordingly, the meeting adjourned at 7:55 p.m.

Respectfully submitted,

Kristine Sullivan,
Acting Recording Secretary