

A. Roll Call

Present: Brendan Magnan, Daniel Bedeker, Dave DeFlumeri, Heather Donaldson-Gladue, Steve Munson, Gerry Panico and Lisa Tryon.

Absent: Ranjit Bhawe, Jim Connors, Matthew Connors, and Jason Zammiello.

Also Present: MaryRose Palumbo and Lisa Streit

Magnan called the meeting to order at 7:30 p.m. and reviewed the guidelines in hosting remote meetings to ensure business runs efficiently and that all statutory and administrative rules are followed:

1. In accordance with the Freedom of Information Act and Governor Lamont's executive orders, this meeting is being recorded and will be made available on the City of Milford website.
2. During this meeting, if members of the Inland Wetlands Commission would like to speak, please utilize the "raise your hand" feature via Zoom. All participants will be muted during the meeting unless recognized by the Chair.
3. After being recognized to speak, please state your name and address prior to making a statement.

Magnan welcomed new members Gerry Panico and Lisa Tryon.

B. Pledge

All stood for the Pledge of Allegiance.

C. Public Comments

None.

D. Old Business

1. **IW-A-21-0012: 230 Old Gate Lane, Bridge-Haven Ford Truck Sales, Inc.** – proposed grading and stormwater system with work within 100' of wetlands or watercourses in the Indian River Watershed.

MaryRose reported that this is a proposal for grading, stormwater, and parking lot improvements in conjunction with a building renovation at 230 Old Gate Lane in the Indian River Watershed. Bridge-Haven Ford Truck Sales is proposing to renovate the site for a new facility. This work will include an updated stormwater system and reduction in impervious surface.

At the last meeting, the Agency heard the presentation by the applicant and saw a video of the property. Outstanding questions at the last meeting were:

- The location of snow storage areas and concern with potential plowing into the stormwater basin.
- The sequencing of site development and concern with large open soil conditions and sedimentation into the wetland areas.

The applicant has submitted a revised narrative and has revised sheets SP-1 and EC-2 to address these issues. These revisions were included in the links on the Agenda.

The applicant has completed initial reviews with the City Engineer. Unfortunately, we do not have his final review this evening. MaryRose recommended, if the Agency were inclined, to approve the application and condition compliance with the City Engineers' recommendations on stormwater.

This evening Attorney Jesse Langer, John Schmitz and the property owner, Paul Avvento were in attendance.

Attorney Langer stated that there was no additional input; the overall project will reduce impervious surface. John Schmitz, Senior Engineer, submitted revisions per the last meeting and reviewed this on the plans as well as updated the narrative with sequencing. The area is largely paved now.

Magnan asked about the snow shelf area. MaryRose reviewed this on the plans and noted snow would melt into the treatment area.

Paul Avvento stated that he is excited about the project and is looking forward to starting and appreciates the boards' support and help.

Munson stated that he feels the issues the Agency had have been addressed.

Magnan reviewed that the Agency can:

- Ask questions.
- Ask for further information.
- Approve the application as is or with conditions.
- Deny the application.
- Take no action.

The following motion was made by Munson and seconded by Donaldson-Gladue:

After duly considering all relevant factors, I move to approve application IW-A-21-0012 230 Old Gate Ln based on the plans entitled "*Land Development Plans Issued for Inland Wetlands Approval, 230 Old Gate Lane, Milford, Connecticut*" by BL Companies, cover and 18 sheets, dated 02/23/21, the information in the file and presented this evening, for the following reasons:

- The applicant has presented information that this proposal will decrease impacts to the wetland area through decrease of the impervious area and pre-treatment of the stormwater runoff.
- This action will not have a negative impact or effect on the physical characteristics of the adjacent wetlands and watercourses.

With conditions including:

- The Permittee must submit a construction plan *prior* to taking out the permit.
- Soil Erosion and Sedimentation controls as outlined on the plans and in the CT DEP "*2002 Erosion and Sedimentation Control Guidelines*" must be installed and maintained on the site until the property is stabilized.
- Compliance with the City Engineers requirements for Stormwater
- The Permittee must submit an asbuilt within 3 months of completion of the project with a certification by the Project Engineer that the completed project meets the design intent of the approval.
- A bond to be calculated must be posted with the MIWA for S&E controls, border plantings, wetland boundary markers and an asbuilt showing finished 2' contours and locating all site structures.

- The Permittee must submit a certification by the Project Engineer that the completed project meets the design intent of the approval prior to bonds being released.
- The permit is issued 4/7/21 expires 4/7/26 unless otherwise provided by Statute.

That is my motion.

The motion carried unanimously.

2. IW-A-21-0015: 51 Roses Mill Road, 51 Roses Mill Road, LLC – proposed reconstruction of mixed-use building with grading, stormwater system and landscaping with work within 100' of wetlands or watercourses in the Indian River Watershed.

MaryRose reported that this is a proposal for reconstruction of the building at 51 Roses Mill Rd. The building burned down last year. The site has been cleared of the building debris and the applicant is proposing to use the existing foundation for the new structure. The plan increases the stormwater maintenance system to comply with today's standards and decreases the impervious area on the property.

At the last meeting, the Agency heard the presentation and outstanding questions were:

- Submission of an invasive species management plan.
- Submission of additional photos/video of the site.

The applicant has submitted an invasive species management plan by Stephen Wing, Landscape Architect, that addresses known and likely invasive species on site and proposed methods of treatment. He also notes that it will take regular maintenance for effective control of the invasive species.

On March 25, 2021 Ray Paier and MaryRose visited the site and took photos and a short video. The video was viewed and noted that clean up work near the brook area would be very helpful to prevent water backing up to the Post Road. Paier agreed with MaryRose; the water quality will be improved and increasing stormwater retention will be an overall improvement to the site.

Magnan reviewed that the Agency can:

- Ask questions.
- Ask for further information.
- Approve the application as is or with conditions.
- Deny the application.
- Take no action.

The following motion was made by Munson and seconded by Donaldson-Gladue:

After duly considering all relevant factors, I move to approve application IW-A-21-0015 51 Roses Mill Rd, based on the plans entitled "*Submission to the City of Milford, Milford Inland Wetlands Agency, Roses Mill Plaza 51-53 Roses Mill Road, Milford, Connecticut*" by Westcott & Mapes, Inc., cover and 19 sheets, dated March 15, 2021, the information in the file and presented this evening, for the following reasons:

- The applicant has presented information that this proposal will not have a negative impact or effect on the physical characteristics of the adjacent wetlands and watercourses.

With conditions including:

- The Permittee must submit a construction plan *prior* to taking out the permit.

- Soil Erosion and Sedimentation controls as outlined on the plans and in the CT DEP “2002 *Erosion and Sedimentation Control Guidelines*” must be installed and maintained on the site until the property is stabilized.
- Compliance with the City Engineers requirements for Stormwater.
- The Permittee must submit an asbuilt within 3 months of completion of the project with a certification by the Project Engineer that the completed project meets the design intent of the approval.
- The Permittee must submit an asbuilt within 3 months of completion of the project with a certification by the Project Engineer that the completed project meets the design intent of the approval.
- A bond to be calculated must be posted with the MIWA for S&E controls, border plantings, wetland boundary markers and an asbuilt showing finished 2’ contours and locating all site structures.
- The permit is issued 4/07/21 expires 4/07/26 unless otherwise provided by Statute.

That is my motion.

The motion carried unanimously.

E. New Business

1. **IW-PA-21-0016: 46 Cricklewood Road/0 Meadowside Road Walker Pond, City of Milford** – proposed debris and invasive species removal and trail maintenance within 100’ of wetlands or watercourses in the South-Central Shoreline Watershed.

MaryRose reported that this is a proposal by Stephen Caggiano and a neighborhood group to do a cleanup and maintenance on a nature trail at Walker Pond which is located at 46 Cricklewood Rd and 0 Meadowside Rd in the South-Central Shoreline watershed. This is City of Milford Open Space and various debris has blown in or been dumped in the area over time. The proposed phased clean up includes:

Phase 1:

- the removal of general trash, tires, and debris
- removal of fallen limbs from the trail.
- Spreading of dumped piles of leaves and grass clippings.

Phase 2:

- Reestablishment of the hiking path
- Stabilizing as necessary with limbs etc. steep or eroding areas

Phases 3 –6:

- On-going maintenance
- Continued vegetation management and promotion of native species
- Restoration of habitat
- Invasive species removal

Jeremy Grant, Open Space and Sustainability Agent, Stephen Caggiano, Applicant and Steve Johnson, Assistant Director of Public Works were in attendance to present the plan and answer any questions.

Mary Rose feels that this falls under Section 4 of the Regulations:

SECTION 4 PERMITTED USES AS OF RIGHT & NONREGULATED USES**4.2 Nonregulated Uses Permitted as of Right**

The following operations and uses shall be permitted as nonregulated uses in wetlands and watercourses, provided they do not disturb the natural and indigenous character of the wetland or watercourse by removal or deposition of material, alteration or obstruction of water flow or pollution of the wetland or watercourse:

- a. Conservation of soil, vegetation, water, fish, shellfish, and wildlife. Such operation or use may include, but is not limited to, minor work to control erosion, or to encourage proper fish, wildlife, and silviculture management practices.
- b. Outdoor recreation including the use of play and sporting areas, golf courses, field trials, nature study, hiking, horseback riding, swimming, skin and scuba diving, camping, boating, water skiing, trapping, hunting, fishing and shell fishing and cross-country skiing where otherwise legally permitted and regulated.

Stephen Caggiano, 3 Lakeside Rd, stated that this is a neighborhood effort to care for Walker Pond. There are some exotic species that are becoming established and unfortunately, there has been an increase in the amount of dumping. They have tried to maintain it but will need help from the City as there is too much garbage to remove themselves. He stated that there is a significant amount of wildlife on the property that this will benefit. They want to coordinate with the City and restore the area.

Jeremy Grant, Milford Open Space and Sustainability Agent – stated that it is welcoming to see a neighborhood come together for this project. The site is in the heart of a residential area, abuts multiple properties and gets unintentional windblown trash from the neighborhoods and unfortunately some dumping as well. He has met with Mr. Caggiano multiple times and is eager and excited to start the project. One of the members of the group is a Horticulturalist who is identifying natives and invasive species. They are proposing to remove invasives and keep work in the trail area. Welcoming to see the cleanup happen.

Steve Johnson, Assistant Public Works Director, said he is excited about the opportunity to engage residents in positive efforts for Open Space conservation areas. More projects like this will help connect people for all the right reasons and help in the future minimize some of this unfortunate dumping that adds to the problems in a number of ways. It is nice to see people get connected on something like this in their own backyard. There have been Earth Day projects with both neighborhood and Scout groups in this area. Encourage people picking up the trash that they bring in and not contributing more to it. DPW will work to support the efforts although they are unfortunately always stretched thin. They welcome the help to coordinate efforts in this area for the natural resources. Depending on when they are removing the invasives they may need to dry out and be taken for incineration as opposed to being composed where they could contribute to the spread of invasive in future mulch.

Magnan applauded the efforts and welcomed this project and stated that this is a pre-application, and the Agency can:

- Ask questions.
- Ask for further information.
- Schedule a site walk.
- Ask for a full application.
- Approve the pre-application as a Jurisdictional Ruling.
- Take no action.

The following motion was made by Donaldson-Gladue and seconded by Munson:
I move that the Designated Agent issue a Jurisdictional Ruling for pre-application IW-PA-21-0016 46 Cricklewood Rd / 0 Meadowside Rd Walker Pond for debris and invasive species removal and trail maintenance as shown on the drawing in the file. This action will not have an impact or effect on the physical characteristics of the adjacent wetlands and watercourses. That is my motion.
The motion carried unanimously.

F. Minutes

A motion was made by Munson and seconded by DeFlumeri to approve the minutes of the 3/3/2021 meeting as presented. The motion carried unanimously.

Munson noted on the minutes of 3/17/2021, page 5, item 4 that the motion carried unanimously. A motion was made by Munson, seconded by DeFlumeri to approve the minutes of 3/17/2021 as amended. The motion carried unanimously.

G. Staff Report

- The office continues to be with busy. DPLU is assisting with phones and clerical support until Barbara's position can be replaced. There are several complaints that she is working on that the Agency should see in the next few months. Online applications for Inland Wetland permits are being worked on through the new permitting software, Muncity.

Site Status:

- Flax Mill Lane Bridge construction is complete. MaryRose reviewed the site this week and some reseeded may be required.
- 0 Tanglewood Circle –mitigation monitoring is ongoing we have received 3/10 reports (monitoring anticipated through 2023). Minor work to remove invasives was required from the December 19 monitoring report. Next report is due in Fall 2020. Removal of invasive was recommended by the site monitor. Permit holder removed but they grew back. He said he would remove them again and ensure the tree gets replanted to be reported on in the November inspection. Waiting on report.
- Terrace Rd is ongoing
- Wheelers Woods – ongoing. MaryRose walked the site this week, the first three buildings should open this month. The site is stable, plantings will go in in the next month.
- Beaver Brook Boardwalk – boardwalk and parking lot complete. Rain garden to be completed in the spring.
- Florence Av is ongoing – stone swale and galleys are installed waiting on asbuilt.
- French Drive Fields – ongoing
- Lansdale Av Fields – ongoing
- 30 Bridgeport Av – ongoing
- 17 Maddox Av – ongoing
- 31 & 33 Pearl St – ongoing
- Sewer lining under Stonebridge Pond – work is done, pressure test in a few weeks.
- Gulf Pond Pump Station maintenance – ongoing.
- 63 Westmoor Road – ongoing.
- 51 Westmoor Road – ongoing.

Please remember to call or email if you are unable to attend a meeting.

H. Chair Report

Magnan welcomed new members and reviewed that there is to be no ex parte communication or outside research information.

Please let the office know if you cannot attend and get any questions you have on the applications to MaryRose so that she can forward them to the applicants.

The next meeting will be April 21, 2021 via ZOOM. Please let the office know if you cannot attend.

There being no further business to discuss, a motion was made by Munson, seconded by Donaldson-Gladue to adjourn at 8:20 p.m.

Respectfully submitted,

Lisa Streit

These minutes have not been accepted or approved.