

**INLAND WETLANDS COMMISSION**  
**MINUTES**  
**Regular Meeting of July 12, 2017 at 7:30 p.m.**  
Council Chambers, Newtown Municipal Center  
3 Primrose Street, Newtown, CT

**These Minutes are subject to Approval by the Inland Wetlands Commission**

**Present:** Sharon Salling, Mike McCabe, Craig Ferris

**Absent:** Kristen Hammar, John Davin, Suzanne Guidera

**Staff Present:** Steve Maguire, Senior Land Use Enforcement Officer, Georgia Contois, Clerk

Ms. Salling opened the meeting at 7:35 p.m. She explained to the public that there was not a quorum present, and asked to re-order the agenda to hear the Forest Practice Application first.

**PENDING APPLICATIONS**

**Forest Practice Application, FP #17-02 by Daniel Lawrence**, property located at Wilderness West Road to conduct thinning on 48 acres which will result in the removal of approximately one-third of the over-story.

Mr. McCabe read the call for the application. Ms. Salling asked to hear from the applicant. Mr. Lawrence, Peter Marlowe Forest Products, 570 Great Hill Rd, Guilford, CT came forward to speak towards the project. He explained that approximately 48 acres will be thinned by 1/3 for trees that are damaged or diseased. Most of these trees will be 12'+ which can be used for timber, with some smaller which can be sold as firewood. Removing these trees will allow a healthier undergrowth and new generation. Ms. Salling asked if Mr. Lawrence noticed wolf trees on the property. He said not especially, but large, healthy trees will remain. He also gave Commissioners a picture showing a bridge crossing over the wetlands from another project. A similar system will be used for this site, including water bars to prevent erosion and corduroy to protect the banks. Mr. Lawrence gave an estimated timeline of 3-4 months however rain could shut down the job because the company will not work under conditions that will make a mess on site.

Ms. Salling explained that the lack of quorum will defer further discussion and action on the application to the next meeting of July 26, 2017.

**Application #17-06 by Hilario's Service Center**, property located at 131, 135-139 Mount Pleasant Road, Newtown, CT to construct a one story 11,500 sq. ft. service shop and a one story 15,200 sq. ft. warehouse, and to convert an existing one story building into an employee driver's lounge and parking.

Mr. McCabe read the call for the application. Ms. Salling reiterated that the lack of quorum would prevent any action on the application, and that the applicant was not present. She asked Commissioners if they had any thoughts or questions for the record.

Mr. Ferris said that he was considering Mr. McManus's professional opinion that the wetlands will not be impacted by the project, but is still struggling with the little margin for error. Mr. McCabe agreed that the buffer zone is small and puts a lot of pressure on precision and accuracy. He specifically noted the gravel area. Ms. Salling asked Mr. Maguire for input. Mr. Maguire said that the project, if done correctly, would improve the current situation on the site. He mentioned a history of drainage issues. Ms. Salling asked Commissioners to come to prepare to make a decision at the next meeting of July 26, 2017.

A member from the public asked to speak towards the application. Ms. Salling explained that the hearing was already closed at the last meeting and therefore no public comment was allowed.

A second member of the public asked to speak towards the FP Application. Ms. Salling said that the FP application was not slated as a public hearing and therefore all questions from the public would be deferred to the Land Use Agency.

Lastly, Ms. Salling noted that application #17- 17 by 5K Enterprises Inc., property located at 3 Edmond Road, Newtown, CT has been withdrawn and will not be heard at the next meeting.

#### **APPROVAL OF MINUTES for June 28, 2017**

Without a quorum the Commission was not able to vote on the minutes. However, Mr. Ferris noted that mid-way on Page 2, "Guidera" was spelled incorrectly.

#### **ADJOURNMENT**

With no additional business, the meeting was adjourned at 7:58pm.

*Respectfully Submitted, Georgia Contois, Clerk.*