

**TOWN OF MONTVILLE
INLAND WETLANDS COMMISSION
REGULAR MEETING MINUTES
THURSDAY, FEBRUARY 20, 2020 – 7:00 P.M.
LOCATION: MONTVILLE TOWN HALL, Council Chamber
310 NORWICH-NEW LONDON TURNPIKE
UNCASVILLE, CONNECTICUT 06382**

1. CALL TO ORDER

Chairman Brush called the meeting to order at 7:02.

2. ROLL CALL

Present: Chairman-Doug Brush, Vice-Chairman Charles O’Bday III Commissioner, Jessica LeClair (7:04), Anthony Tufares, Matthew Emilyta,

Absent: Commissioner Sandra Berardy, Alt. Vacancy, Alt. Vacancy

Attending:

3. MINUTES: Approval of Minutes from the January 16, 2020 Regular Meeting

MOTION: (Emilyta/O’Bday) to approve the January 16, 2020 Regular Meeting Minutes as presented. Vote: Approved Unanimously

4. PUBLIC HEARING: None

5. SHOW CAUSE HEARING:

A. Continued for Mr. Richard A. Ryan-442 Fire Street, M14L3-A: Cease and Desist Order for the possible clearing/filling of a buffer and inland wetland area.

No action taken.

6. REMARKS FROM THE PUBLIC (not relating to items on the agenda)-none

7. OLD BUSINESS:

A. 219IWC6-1499 & 1505 Hartford Pike (Rte.85), (Map 5, Lot 23A & 24A) Applicant: Deer Run Stable LLC, Owner: Asif Choudhry & Deer Run Stable LLC, an application for work within a regulated area in conjunction with the development of a gasoline station/convenience store.

Attorney H. Heller, 736 Route 32, Uncasville, representing the applicant presented revised plans for the project. He stated all petroleum activities are out of the upland review area. He reiterated that the storm water systems have redundancy build in. Both fuel pads have groves in the surface in case of an accidental spill. All storm water flows into two separators; a 1000-gallon and then a 4000-gallon separator which then infiltrates to the ground. He stated this system will handle approximately 90% of all storm water.

The treated storm water flows west, not towards Davis Pond but to Deer Run Rd, then under Route 85 and to the Latimer Brook system.

The commission discussed the need for a public hearing due to public interest/in the interest of the public.

Attorney Brian Estep, New London Water Authority stated it was important for the application to have a public hearing. His agency will have comments and the project has not heard from the Department of Health.

MOTION: (Brush/O’Bday) to schedule a public hearing for 219IWC6-1499 & 1505 Hartford Pike (Rte.85), (Map 5, Lot 23A & 24A) Applicant: Deer Run Stable LLC, Owner: Asif Choudhry & Deer Run Stable LLC, an application for work within a regulated area in conjunction with the development of a gasoline station/convenience store on March 19, 2020. Vote: Approved Unanimously.

8. NEW BUSINESS:

- A. 220IWC1-Chesterfield Road (Map 29 Lot 66) Applicant: Chris Casadei c/o Hull Forest Products, Inc. Owner: Zachary Cash, an application for timber harvest with wetland crossings.**

The applicant was not present.

MOTION: (O’Bday/LeClair) to table 220IWC1-Chesterfield Road (Map 29 Lot 66) Applicant: Chris Casadei c/o Hull Forest Products, Inc. Owner: Zachary Cash, an application for timber harvest with wetland crossings until the March 19, 2020 meeting. Vote: Approved Unanimously.

- B. 220IWC2-234 Simpson Lane (Map 38 Lot 49) Applicant JWR Associates, Owner Jeanette C. Pieniadz-an application for a 9 lot subdivision with regulated activities.**

William Pieniadz stated there was one driveway crossing in the wetlands. The remainder of the project is outside any regulated areas.

Attorney H. Heller, 736 Route 32, Uncasville, stated the amount of disturbance is 1200 sq. ft.

MOTION: (Tufares/O’Bday) to continue application 220IWC2-234 Simpson Lane (Map 38 Lot 49) Applicant JWR Associates, Owner Jeanette C. Pieniadz-an application for a 9 lot subdivision with regulated activities until the March 19, 2020 meeting. Vote: Approved Unanimously.

9. CORRESPONDANCE: Notice from the Land Use Academy

10. OTHER BUSINESS: none

11. EXECUTIVE SESSION: none

12. ADJOURNMENT:

MOTION: (O’Bday/Tufares) to adjourn at 7:42. Vote: Approved Unanimously

Respectfully Submitted
Sue Spang
Recording Secretary