

# EAST LYME INLAND WETLANDS AGENCY

MEETING OF MONDAY, SEPTEMBER 17, 2018  
East Lyme Town Hall, 108 Pennsylvania Avenue,  
East Lyme, Connecticut  
Upper Meeting Room

7:00 p.m.

## AGENDA

Gary Upton, Chairman  
Ann Cicchiello, Vice Chairman  
Phyllis Berger, Secretary

FILED IN EAST LYME  
CONNECTICUT  
sept 17 2018 AT 3:10 AM/PM  
B. Blum A.C.  
EAST LYME TOWN CLERK

### CALL TO ORDER

### PLEDGE OF ALLEGIANCE

#### I. ADDITIONS TO THE AGENDA

#### II. PUBLIC HEARINGS

- A. **GDEL Residential B, LLC., and Gateway Development/East Lyme LLC;**  
Application for construction of 120 residential units, including but not limited to road improvements and construction of parking areas at property located at East Society Road, 286 Flanders Road (Assessor's Map#26.0, Lot#2), and Flanders Road (Assessor's Map#31.0, Lot#31).

#### III. PUBLIC DELEGATIONS – *Public Delegations is the time when members of the public are invited to speak to the Commission about certain matters. Issues or concerns related to approved wetland permits and in-house proposals or general topics of discussion are open to comment. Agenda items, referrals, applications subject to a decision by the Commission, a public hearing, or in litigation may not be discussed. The members of the Commission will not directly answer questions or make comment during delegations.*

#### IV. ACCEPTANCE OF MINUTES

- A. Meeting Minutes of July 30, 2018 Special Meeting  
B. Meeting Minutes of August 13, 2018 Regular Meeting

#### V. EX-OFFICIO REPORT

#### VI. PENDING APPLICATIONS

- A. **Twin Valley 23-Lot CDD Re-subdivision, Green Valley Lakes Road; Frank & Rajko Maric Owners, Real Estate Service of CT, Inc., c/o Bob Fusari, Jr., Applicant;** Application to conduct regulated activities within the 100-foot upland review area from wetlands and watercourses associated with the construction of a road. (*Public Hearing Closed July 16, 2018*).



- B. GDEL Residential B, LLC., and Gateway Development/East Lyme LLC;** Application for construction of 120 residential units, including but not limited to road improvements and construction of parking areas at property located at East Society Road, 286 Flanders Road (26.0/2), Flanders Road (31.0/1).
- C. Town of East Lyme;** Application for a Determination of Permitted/Non-Regulated Activity for a proposed pitch pine conservation tree nursery at Oswegatchie Hills Nature Preserve.
- D. Leonard Brian McPartlin, Owner; 132 N Bridebrook Rd;** Application for Determination of Permitted/Non-Regulated Activity for construction of a stone wall at property located at 132 N Bridebrook Rd, East Lyme Assessor's Map 14.0, Lot 75.

## **VII. NEW BUSINESS**

- A. Agoritsa & Nickolaos Fokaidis, Owner, 18 Society Rd;** Application for conservation subdivision of 1-lot at property located at 18 Society Road, East Lyme Assessor's Map 21.1, Lot 63.

## **VIII. OLD BUSINESS**

## **IX. REPORTS**

### **A. Chairman's Report**

### **B. Inland Wetlands Agent Report**

- 1. Administrative Permits Issued**
- 2. Commission Issued Permits**

### **C. Enforcement**

- 1. Cease, Desist and Restore Order; 13 Green Valley Lakes Rd; Thomas & Kristen Chantrell, Owner;** Installation of a dock which encroaches approximately 20-feet into a watercourse located on an abutting property and the clearing, grading, removal and deposition of material on the land within 100 feet of a watercourse without an Inland Wetlands Permit. (Agreement to remove by August 31, 2018).
- 2. Cease, Desist and Restore Order; Roxbury Road;** for the clearing, grading, removal and deposition of material on land within 100-feet of a wetlands and watercourse at the above referenced address without any permit under the East Lyme Inland Wetlands and Watercourses Regulations authorizing the regulated activities on property located on the southwest side of Roxbury Road across from the entrance of the Town's Municipal Transfer Station, Assessor's Map 16.1, Lot 43, Niantic, Connecticut.

**D. Correspondence**

**X. ADJOURNMENT**

**\*\*Site Walk\*\***

**The Site Walk for September 8, 2018 was cancelled.  
A Special Site Walk for September 15, 2018 has been scheduled.**

**NOTE**

Changes to the law allow that anyone wishing to petition for a public hearing on an application may submit a petition with 25 signatures to the Inland Wetlands Agency or its agent within 15 days of the date of receipt. Applications are available for review by the public in the Planning Department during regular business hours.