

**EAST LYME INLAND WETLANDS AGENCY
REGULAR MEETING MINUTES
JUNE 4, 2024
7:00 p.m.**

EAST LYME TOWN HALL, MAIN MEETING ROOM

Present: Kristen Chantrell, Don Phimister, Phyllis Berger, John Vilcheck, Alt. Ryan Williams, Leonard Salter, Tom Kalal, Alt.,

Absent: Gregory McIntire, Doreen Rhein,

Also Present: Gary Goeschel, Wetlands Officer, Ann Cicchiello, BOS liaison, Sue Spang, Recording Secretary

(T. Kalal and J. Vilcheck were seated)

CALL TO ORDER:

The meeting started at 7:00

I. PLEDGE OF ALLGIANCE:

Recited

II. ADDITIONS TO THE AGENDA-none

III. PUBLIC DELEGATIONS-none

IV. PUBLIC HEARINGS: none

V. ACCEPTANCE OF MINUTES

1. Regular Meeting Minutes of May 7, 2024

MOTION: (Phimister/Vilcheck) to approve the May 7, 2024, Minutes as presented.

APPROVED. Vote: In favor-Chantrell, Phimister, Berger, Vilcheck. Opposed-none.

Abstaining-Williams, Salter, Kalal.

VI. EX-OFFICIO REPORT

Ann Cicchiello informed the members that the Short-Term Rental ad hoc committee presented to the Board of Selectmen. The Referendum on May 23 passed for a 1.48 Mil increase. A grant in the amount of \$36,300 was received for Darrow Pond Rec Center planning and design.

VII. NEW BUSINESS:

A. 15 Green Valley Lakes, Bryan Hoffman, Applicant and Owner; Application for Determination of Permitted/Non-Regulated Activity to reduce and existing deck and adding cascading stairs. (Date of Receipt 6/4/2024)

(K. Chantrell recused herself)

G. Goeschel stated the existing deck is proposed to be torn down and a smaller one with a cascading staircase will replace it. The footprint is smaller, and it is 202 ft. from the wetlands. He does not think it needs a permit.

Bryan Hoffman, Applicant confirmed that he will be tearing down an existing deck to put a smaller one in as well as a staircase.

MOTION: (Salter/Williams) The Agency determines the Application for Determination of Permitted/Non-Regulated Activity to reduce and existing deck and adding cascading stairs at 15 Green Valley Lakes is a non-regulated activity and does not need a permit.

Vote: APPROVED unanimously.

RECEIVED FOR RECORD
EAST LYME, CT
2024 JUN 10 A 8:11
Cecilia M. DeLuca
TOWN CLERK

K. Chantrell returns

VIII. PENDING APPLICATIONS

A. 50 Gurley Road, James Bernardo, L.S. Applicant; Douglas C. Hoagland, Owner; Application to construct a single-family dwelling and associated appurtenances within 300 feet of an inland wetlands and watercourse (Date of Receipt 2/6/2024; Date to render a decision 4/11/2024).

G. Goeschel informed the members that the applicant is determining the owners of the ROW and is awaiting a letter from CTDOT to see if they have any interest in the property. They discussed the time frame for deciding the application and determined that the required information would not be available before that date. **MOTION: (Vilcheck/Phimister) to deny without prejudice the application for 50 Gurly Road James Bernardo, L.S. Applicant; Douglas C. Hoagland, Owner; Application to construct a single-family dwelling and associated appurtenances within 300 feet of an inland wetlands and watercourse. Vote: APPROVED unanimously.**

IX. OLD BUSINESS

A. Inland Wetlands and Watercourse Regulations

The members discussed adding a section requiring native plants to be added as a requirement in their regulations. G. Goeschel will add the language from the Zoning Regulations Section, E 1.12 to Section 7.6 of the IWA proposed regulations.

Any change to the fee schedule would have to be done through the BOS. The current fee schedule will be added as an appendix.

G. Goeschel said it is still not clear what determines if the wetlands agent can approve or not approve. The members discussed possible language for clarification.

MOTION: (Phimister/Salter) to reschedule July 2, 2024 Regular Meeting to July 16, 2024 and the regularly scheduled site walk to July 13. Vote: APPROVED unanimously.

IX. REPORTS

A. Chairman's Report-no report

B. Inland Wetlands Agent Report-

G. Goeschel provided a written report (included) with pictures for the following properties:

- 3 Spring Glen Rd
- 90 Oswegatchie Hills Rd
- 90-92 Laurelwood Drive
- 14 Park Lane

He also reported on 249 Old Black Point Rd., owner Dowling of a wetland that has been filled in. He will be contacting the owner.

i. Administrative Permits & Commission Issued Permits Enforcement-

G. Goeschel reviewed the list of enforcement actions.

ii. Correspondence

X. ADJOURNMENT

MOTION (Phimister/Williams) to adjourn at 8:08. Vote: APPROVED unanimously.

Respectfully Submitted

**Sue Spang
Recording Secretary**

2024 Meeting dates: July 16, August 6, September 3, October 1, November 4, December 3.

East Lyme Inland Wetlands and Watercourse Regular Meeting Minutes May 7, 2023. Page 3 of 3

Town of

P.O. Drawer 519

**Department of Planning &
Inland Wetlands**

*Gary A. Goeschel II, Director of Planning /
Inland Wetlands Agent*



East Lyme

**108 Pennsylvania Ave
Niantic, Connecticut 06357**

Phone: (860) 691-4114

Fax: (860) 860-691-0351

May 29, 2024

To: Inland Wetlands Agency

From: Miles Hinckley

Regarding: 3 Spring Glen Rd, Niantic, CT 06357; Wetland Site Inspection

Date of Inspection: 5/23/2024

Purpose of Inspection: Inspect property for failing erosion control methods and make evaluations on maintenance required.

Evaluation: The silt fence located on the Eastern side of the property needs to be maintained/re-staked and connected at the Northeast corner of the property. Sedimentation deposits should be removed away from the fence. As seen in the figures below, there are multiple examples of sedimentation building on leaning sections of the fences. Installing staked haybales behind the existing fence would provide an effective second layer of erosion control.

3 Spring Glen Rd



Figure 1: Eastern section of silt fence needs to be re-staked.



Figure 2: Close-up shot showing potential erosion pathway to wetland body.

3 Spring Glen Rd



Figure 3: Second example Eastern fence section collapsing.



Figure 4: Large amount of sediment accumulation.

3 Spring Glen Rd



Figure 5: Silt visibly escaping through open northeast corner.



Figure 6: Northern section of fence collapsed.



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Phone: (860) 691-4114
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May 30, 2024

To: Inland Wetlands Agency

From: Miles Hinckley

Regarding: 14 Park Ln, Niantic, CT 06357; Wetland Site Inspection

Date of Inspection: 5/23/2024

Purpose of Inspection: Inspect property for failing erosion control methods and make evaluations on maintenance required.

Evaluation: The silt fence should be re-staked and extended to encompass the boundaries adjacent to the waterway, specifically the southeast corner. As seen in Figure 1, the silt runoff has access to wetland body just before the amtrack bridge. A second method of erosion control, such as staked haybales, would also be recommended.



Figure 1: Silt runoff visible at southeast corner of the property.

14 Park Ln



Figure 2: Eastern side of the fence failing due to sediment buildup.



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MEMORANDUM

TO: East Lyme Inland Wetlands & Watercourses Agency

FROM: Gary A. Goeschel II, Director of Planning/ Inland Wetlands Agent

DATE: June 4, 2024

RE: **NOTICE OF VIOLATION – 90-92 Laurelwood Drive, Niantic, Connecticut;
Tax Assessor’s Map# 7.14, Lot# 45.**

Upon inspection, the site appears relatively stable. Grass has begun germinating along the road shoulder and starting to establish itself. The drainage swale appears to have been narrowed which, as excavated, will cause channelization of stormwater flows and increase scour and erosion. As such, I would recommend widening the swale so it is approximately 4-6 feet wide. This will allow the swale to act like a level spreader, spreading the flow out verse channelizing it. In addition, a gently graded swale would allow for routine mowing and the long-term maintenance of the swale. The pictures below demonstrate the change in the area within since 2021.



Photo Taken April 8, 2021 -Facing North

Photo Taken April 20, 2023 -Facing North

FIGURE 1
90-92 LAURELWOOD DRIVE - NOTICE OF VIOLATION



Photo Taken June 4, 2024-Facing North



Photo Taken June 4, 2024 – Facing North



Photo Taken June 4, 2024 – Facing South

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May 30, 2024

To: Inland Wetlands Agency

From: Miles Hinckley

Regarding: 90 Oswegatchie Hills Rd, Niantic, CT 06357; Wetland Site Inspection

Date of Inspection: 5/30/2024

Purpose of Inspection: Inspect property for failing erosion control methods and make evaluations on maintenance required.

Evaluation: The silt fence running on the southern border of the property needs maintenance, as it has collapsed in a few locations and is allowing silt and sediment runoff towards to the roads and properties south of the lot. Additionally, considerations towards another erosion control method, such as straw or hay wattles, should be made.



Figure 1: Failed Silt Fence.

90 Oswegatchie Hills Rd



Figure 2: Sediment runoff near Cove Hill Rd.



90 Oswegatchie Hills Rd

