

November 16, 2017

Call to Order: The monthly meeting of the Sterling Inland Wetland and Watercourses Commission (IW&WC) was called to order at 6:00 pm by Vice Chairman Jen Mossner. Other members' present- Robert McLevy, Maggie Camplin, and Alternate Jim Hawkins. Members' absent-Roger Gibson, Brad Herman, Kim Gunn, Richard McGarry, and Alternate Dori Cote.

Alternate J. Hawkins was seated for R. Gibson.

Staff present-Joseph Theroux and Joyce Gustavson.

Audience of Citizens: None.

Additions to Agenda: None.

Approval of Minutes: M. Camplin made a motion, seconded by J. Hawkins to approve the monthly meeting minutes of 9/28/2017 as written and presented. All voted in favor of the motion.

Correspondence: *Connecticut Wildlife Magazine* and fall 2017 Habitat.

Unfinished Business: None.

New Business:

a. Application #IW-17-08 by Louis M. Magiera, Jr. for Modification of Previous Issued Inland Wetland Permit for Property Located at 68 Deerfield Drive: Inland Wetland Agent, J. Theroux submitted the application and site plans dated June 2012 on behalf of the applicant for property located at 68 Deerfield Drive (Assessor's Map 03832-029-0100) to construct a two-bedroom house with on-site septic and well. J. Theroux stated that this Commission issued an Inland Wetland Permit in 2013 which shall expire in April, 2018. A few months ago, L. Magiera applied for a building permit which was denied by the Zoning Enforcement Officer; he then submitted an application to the Zoning Board of Appeals for a variance for the well and septic locations. The variance was granted and the applicant had to adjust the position of the house on the lot closer to what this Commission approved in 2013 and he also increased the length of the house by two (2) feet; from twenty-four (24) feet to twenty-six (26) feet. J. Theroux informed L. Magiera that he could either apply for a renewal of the existing permit or submit a new permit due to the change in the site plan. The applicant opted to apply for a new permit. The approval in 2013 was for a twenty-four (24) by thirty-six (36) foot single family residence with the seventy five (75) foot wetland buffer running along the edge of the house and river. The applicant is looking for approval to construct a two-bedroom, single family residence with the same width as indicated on the 2013 plans; however, he is proposing two (2) feet longer in length, placing the house a little closer to the wetlands. The septic system is in the same location. The only change from the 2013 plans to the 2017 plans is the location of the house, placing it approximately eight (8) feet closer to the wetlands. The distance from the house to the river has decreased from seventy-five (75) feet to approximately sixty-four (64) feet. J. Theroux also stated that he does not see any more real impacts. A fee of \$135 was submitted on 11/8/2017 by the applicant. J. Hawkins made a motion, seconded by R. McLevy, to accept this as application #IW-17-08 for review and schedule a site walk for Monday, 12/11/2017 at 3:30 p.m. and schedule a special meeting at 4:00 p.m. on Monday, 12/11/2017. All voted in favor of the motion.

b. Consider & Act on 2018 Schedule of Meetings: M. Camplin made a motion, seconded by R. McLevy to change the January 2018 meeting time from 6:00 p.m. to 7:00 p.m. and table the remainder of the meeting schedule to the January meeting. All voted in favor of the motion.

c. Election of Officers: R. McLevy made a motion, seconded by J. Hawkins to table the election of officers to the January meeting. All voted in favor of the motion.

Agents Reports:

1. Violations: No new violations.

2. Other Issues: a) J. Theroux reported that he has been monitoring the Young timber harvest on Church Street and sees no issues. b) J. Theroux reported that he did an agent approval for the Desmarais Subvision on Margaret Henry Road. P. Desmarais built her house and split off two (2) lots; both lots have sold. One (1) person is looking to build according to the original approved site plan; on the southward lot, the individual wants to do a horse property, barn and house; the site plan that the homeowner drew up was a little different than what was approved from this Commission, placing the activity further away from the wetlands. In the future, any activity adjacent to the wetlands, in the wetlands, or Permitted Use As of Right will need to come before the Commission.

3) Richard LaFleche, 0 Sterling Road, has not been active.

Any Other Business to Come Before the Commission: None.

Adjournment: R. McLevy made a motion, seconded by J. Hawkins to adjourn at 6:40 p.m. All voted in favor of the motion.

Attest: _____
Joyce Gustavson, Recording Secretary

Attest: _____
Richard McGarry, Secretary