



Town of
NORTH STONINGTON, CT
Inland Wetlands Commission

WEDNESDAY, June 9, 2021 – 7:00 P.M.

North Stonington Town Hall
New Town Hall
40 Main Street
North Stonington, CT 06359

Minutes Approved ~ July 14, 2021

1. CALL TO ORDER:

Chairman Mark Grigg called the Regular Meeting of the Inland Wetlands Commission to order on Wednesday, June 9, 2021 at 7:00 p.m.

COMMISSIONERS PRESENT:

Mark Grigg, Chairman, Kevin Geary, Eric Offen, and Adam Vernott

COMMISSIONERS ABSENT: Marvin Chase, Jr., Ron Lewis, and Cody Bill

STAFF PRESENT:

Wayne Berardi, Wetlands Enforcement Officer, and Cheryl Konsavitch, Administrative Assistant

2. ADDITIONS TO THE AGENDA: None

3. MINUTES:

Review Minutes of Regular Meeting of 05/12/21 - The minutes were accepted as submitted.

4. OLD BUSINESS:

A. #21-017 Application of Kyle B. Wilkinson, 55 Stillman Rd., N. Stonington, CT 06359 for a (10 x 20) farm stand for agricultural use on property located at Providence-New London Turnpike, in an R-60 Zone. Tax Map #117, Lot #3029.

Kyle Wilkinson was present for his application and submitted a revised plan which showed the proposed parking area.

The Commission discussed the site and R. Lewis who was unable to attend submitted comments pertaining to the use of staked haybales to be used for erosion & sediment control and to be monitored by W. Berardi, no fill in the wetlands, hard armor side slopes, and stated the area is

also too steep to seed and if there are any changes to the plan once DOT approves the applicant must come back before the Commission.

MOTION by E. Offen, SECOND by K. Geary to approve Application #21-017 with the following conditions:

- 1. Silt fence to be staked haybales and to be monitored by WEO Berardi;**
- 2. No fill in wetlands;**
- 3. Hard armor side slopes too steep to seed too steep to seed and;**
- 4. Applicant to come back before the Commission if changes need to be made as a result of DOT approval or other changes occur.**

MOTION CARRIED UNANIMOUSLY

B. #21-047 Application of Kingdom of the Hawk, LLC, 349 Elm St., Stonington, CT 06378 to convert an existing vacant residence into a tasting room with a 1-BR Apartment on the 2nd Floor, on the parcel located at 113 Pendleton HI Rd., in the Economic Development District, Tax Map #122, Lot #2660.

Applicant will return for the Commission's July 14th meeting.

C. #21-051 Application of Gwendlynn Hastedt, 195 Baltic Hanover Rd., Baltic, CT 06330 to construct a (Seasonal Use Only) Single-Family Residence, with driveway, well, septic system, dock, patio & associated grading on the property located at Lakeside Dr., in an R-80 Zone (SUOA) Tax Map #45, Lots #6295/7229.

Bob DeLuca, CLA Engineers, was present along with Gwendlynn & Andrew Hastedt.

B. DeLuca stated the lots are now merged and submitted a revised plan which now shows the details on the proposed dock, the house location out of the setbacks and the proposed patio. B. DeLuca stated they now have Ledge Light Health approval.

The Commission discussed and read R. Lewis's comments pertaining to the application who was unable to attend which included doing the projects in phases, stabilize the site with a lot of erosion & sediment control with staked hay bales and to have WEO Berardi to inspect before construction begins.

B. DeLuca stated the project is already being phased and would rather use silt fence because of the slopes and all erosion & sediment control would be installed before any construction began. B. DeLuca stated the driveway is at a 12% grade and he believes that silt fence would work best on this site. It was discussed because of the steep slopes how hay bales are likely to break apart and wash downhill.

A. Vernott stated that when constructing the retaining walls to use larger rocks at the bottom of the walls, the applicant agreed and stated that is what he planned on doing as also indicated by a note on the plan. B. DeLuca stated that the typical cross-section view of the retaining walls does not show the rock size to scale, as they all appear to be of the same size.

MOTION by E. Offen, SECOND by A. Vernott to approve Application #21-051 with the following conditions:

- 1. Complete the project in its natural phases as shown on the plan and;**
- 2. Have WEO Berardi inspect the silt fence prior to construction.**

MOTION CARRIED UNANIMOUSLY

5. **NEW BUSINESS:** None

6. **DISCUSSION:** None

7. **WEO'S REPORT:**

W. Berardi updated the Commission on the status of a permit and a possible violation.

8. **PUBLIC COMMENT:** None

9. **ADJOURNMENT**

MOTION by E. Offen, SECOND by K. Geary to adjourn the Inland Wetlands Commission Meeting at 7:50 p.m. MOTION CARRIED UNANIMOUSLY.

Respectively Submitted,

Cheryl Konsavitch

Cheryl Konsavitch,
Administrative Assistant, Inland Wetlands Commission