



TOWN OF WESTBROOK

CONSERVATION COMMISSION

866 BOSTON POST ROAD
WESTBROOK, CONNECTICUT 06498

(860) 399-3046 • Fax (860) 399-2084

**Westbrook Conservation Commission Regular Meeting Minutes
Tuesday, October 20, 2015 7:00 p.m.
Mulvey Municipal Center - South Meeting Room
(Unapproved)**

Members Present

Tom ODell, Marty Marx, John Rie, Randy Bell, Mike Oryl, Bob Peterson, Don Harger

Ralph DePonte, IWWC representative, was also present.

Call to Order

Chairman Tom ODell called the regular meeting to order at 7:00 p.m.

Minutes- September 15, 2015

MOTION: to approve the Regular Meeting Minutes of September 15, 2015 as presented. **MADE:** by J. Rie; **SECONDED:** by R. Bell; **VOTED IN FAVOR:** J. Rie, M. Marx, B. Peterson, M. Oryl, R. Bell, D. Harger; **OPPOSED:** none; **ABSTAINED:** none; **APPROVED:** 6-0-0.

MOTION: to pay \$140.30 to Recording Clerk Kathleen King. **MADE:** by M. Oryl; **SECONDED:** by D. Harger; **VOTED IN FAVOR:** J. Rie, M. Marx, B. Peterson, M. Oryl, D. Harger, R. Bell; **OPPOSED:** none; **ABSTAINED:** none; **APPROVED:** 6-0-0.

Correspondence

The following were received: Regular Meeting Minutes of the Zoning Commission from 9/22/2015, Regular Meeting Minutes of the Inland Wetlands and Watercourses Commission from 10/6/2015, Zoning Referral for 7 Pequot Park Road ZC 2016-016 (Map 158 / Lot 23) Application for the construction of three commercial buildings totaling 15,710 s.f., copy of DEEP Permit granted on 10/14/2015 for a dock for Marion Grabowy and Francisco O. Rivera-Ferrer. This was already approved by the Harbor Commission.

MOTION: to Add Toby Hill Grant under Open Space Program Preservation/Acquisition. **MADE:** J. Rie; **SECONDED:** by M. Marx; **VOTED IN FAVOR:** J. Rie, M. Marx, M. Oryl, B. Peterson, D. Harger, R. Bell; **OPPOSED:** none; **ABSTAINED:** none; **APPROVED:** 6-0-0.

Chairman's Report No report

Open Space Program

Preservation/Acquisition

- **St. John:** update-- A closing date has not yet been confirmed.

- **Sciongay:** update--The Sciongay's have gotten an appraisal. The Town of Westbrook and DEEP do not yet have the exact figure for that appraisal. The State has said they will provide a letter of intent to purchase which will allow them to get their own appraisals. This is contingent on the Town of Westbrook being willing to take down the existing house and install gravel for a parking area.
- **Toby Hill Grant:** update--A \$390,000.00 grant was awarded for 84 acre Toby Hill open space. The Town Meeting to approve acquisition is scheduled for November 19, 2015 at 7:00 p.m. at 866 Boston Post Road, Mulvey Community Center. The cost of the Riggio Building will also be on the agenda that evening. Acquisition will use \$210,000.00 in the town's DEEP Open Space Grant Fund with the \$390,000 grant to purchase the property.

Management

- **Chapman Mill Pond:**
 >>**Parking area construction: status--**Town Planner Meg Parulis and Town Engineers are working on the bid package. The stumps need to be removed from the parking lot. This stump removal will be added to the bid package.
- **Salt Island Overlook**
 >>**Trail use and maps--**There is nothing new to report except that the maps in the map box disappearing indicating they are being used which shows the walking trails are being used. Commissioners were very happy to hear this.
- **Salt Island: Management Plan: Rockfall Grant**

T. Odell is working on the grant application to develop a Management Plan for Salt Island. He distributed a draft of sections describing purpose and direction of grant. It includes the environmental education goals to be addressed by this project, the organization's mission, a description of the project and how it meets the purpose of the grant and the organization's background and history. A graduate student intern may be developing Plan as part of his Master's Degree Thesis. Rick Potvin from the US Fish and Wildlife Service is writing parts of this grant application also.

Friends of Westbrook's Barrier Islands- Update

J. Rie mentioned the article recently published in "The Harbor News" Friends of Westbrook Barrier Islands award program.. The group is actively looking for new members.

Old Business

- Planning Referral: PC-2015-003 – 1062 Boston Post Road – Christman; Proposed 2 lot Conservation Subdivision with proposed Conservation Restriction: **Monitoring schedule:** No report.
- Inland Wetland Referral: Milano Development Corp. "Westbrook Small Business Park" 7 Pequot Park Road. **T. Odell met 10/2/2015 with engineer regarding Conservation Commission comments**

This project was subsequently approved with conditions by the Inland Wetlands and Watercourses Commission.

- Zoning Referral ZC2014-022- 1961 Boston Post Road: Site Plan Application for a proposed Multi-Family residential development pursuant to State Statute 8-30g (affordable housing) with 24 units (new) on property with existing structure-**update**--The appeal of Zoning Commissions change of zoning has been settled with the District of Chapman Beach.

New Business

There was no new business.

Reports

Planning, Zoning, Inland Wetlands, Harbor Commission, Town Center, Adopt-A-Spot

The CT River Coastal Conservation District is having their annual meeting this Saturday, October 24, 2015 at 1:00 p.m. at the Vicky Duffy Pavilion at Saybrook Point Park, College Street, Old Saybrook, CT 06475. Chris Cryder will give a guided tour of The Preserve after the meeting.

<p><u>MOTION:</u> to adjourn the meeting at 7:40 p.m. until the next Regularly Scheduled Meeting of the Westbrook Conservation Commission which will be on Tuesday, November 17, 2015 at 7:00 P.M. in the South Meeting Room of the Mulvey Municipal Center, 866 Boston Post Road. <u>MADE:</u> by M. Marx; <u>SECONDED:</u> by D. Harger; <u>VOTED IN FAVOR:</u> M. Oryl, J. Rie, R. Bell, B. Peterson, D. Harger, M. Marx; <u>OPPOSED:</u> none; <u>ABSTAINED:</u> none.; <u>APPROVED:</u> 6-0-0.</p>
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Respectfully Submitted,

Kathleen King, Recording Clerk

cc: Planning Commission, Zoning Commission, Inland Wetlands & Watercourses Commission