

INLAND WETLANDS & WATERCOURSES COMMISSION

REGULAR MEETING

FEBRUARY 13, 2024 – 6:30PM (VIA ZOOM)

- 1 1. Call to Order. The meeting was called to order at 6:30 pm.
- 2
- 3 2. Roll Call & Seating of Alternates. Present: Larry Burcroff, Sally Spillane, John Landon, Russ
4 Conklin (Alternate), John Harney (Alternate), Abby Conroy (Land Use Director), Miles Todaro
5 (Land Use Tech Specialist) and Georgia Petry (Recording Secretary). Absent: Vivian Garfein,
6 Steve Belter, Cary Ullman, Maria Grace and Tracy Brown (Alternate). R. Conklin was seated for
7 V. Garfein and J. Harney was seated for S. Belter.
- 8
- 9 3. **Approval of Agenda. So Moved** by J. Landon, seconded by S. Spillane and unanimously
10 **Approved.**
- 11
- 12 4. **Approval of Minutes of January 22, 2024. So Moved** by S. Spillane, seconded by J. Harney and
13 **Approved with one abstention**; J. Landon did not attend that meeting.
- 14
- 15 5. Public Comment – None
- 16
- 17 6. 2024-IW-002 / Peggy Rice Trustee / 24 Farnum Road / Demolish House / Map 49 / Lot 109 /
18 DOR: 1/22/2024
19 S. Spillane asked if there were any new materials to review; A. Conroy answered, no. A **Motion**
20 **to Approve Application 2024-IW-002, 24 Farnum Road, Demolish House**, was made by S.
21 Spillane, seconded by J. Harney and unanimously **Approved.**
- 22
- 23 7. 2024-IW-001D / Potter / 269 Undermountain Road / Build a bridge for a tractor to cross at the
24 neck of a pond / Map 19 / Lot 3 / DOR: 1/8/2024
25 Lee Potter described the details of the bridge. J. Landon commented that it was a good solve
26 and okay for the tractor support. L. Burcroff asked how high above the water the bridge would
27 sit; Ms. Potter answered, about 1 foot. A. Conroy asked if the brook overflows its banks; the
28 answer was no. S. Spillane commented that the bridge determines the size of the tractor. R.
29 Conklin asked who determines if the structure of the bridge is okay; A. Conroy answered that it
30 is not a Wetlands problem, as the bridge is on private property. S. Spillane commented that she
31 advocates for not using fiber cloth under the access to the bridge; Ms. Potter agreed. A. Conroy
32 asked if this is considered an exempt as-of-right activity, associated with farming/agriculture or
33 not. R. Conklin commented that this is construction and should have a permit. A. Conroy
34 explained what the agricultural exemption provision pertains to; L. Burcroff asked what defines

35 farming. J. Landon suggested that the proposed activity is a more efficient use of the property.
36 L. Burcroff agreed with R. Conklin that the activity should be permitted. A. Conroy asked if the
37 bridge was directly related to the agriculture there; J. Landon indicated yes, it should be a
38 Declaratory Ruling. A **Motion to Approve 2024-IW-001D as a Declaratory Ruling (Exempt**
39 **Activity)** was made by J. Landon, seconded by S. Spillane and unanimously **Approved**.
40

41 8. 2024-IW-001 / Potter / 269 Undermountain Road / Build a bridge for a tractor to cross at the
42 neck of a pond / Map 19 / Lot 3 / DOR: 1/8/2024 – Withdrawn
43

44 9. 2024-IW-003 / Michael W Klemens / 14 Red Mountain Road / Construct a stream crossing to
45 access approved building lot / Map 03 / Lot 05-5 / DOR: 2/13/2024

46 Michael Klemens described the proposed activity as essentially a driveway to access the
47 property he is going to build a house on. A. Conroy noted that when the original subdivision
48 came before the IWWC, a condition of approval was that individual lots would need to come
49 back to the IWWC for approval, when being developed. In addition to the house, this
50 application includes a stream crossing. R. Conklin asked if the new culvert would be the most
51 uphill; Mr. Klemens answered yes. J. Landon asked about the size of the proposed culvert; the
52 answer was that it would be the same as the existing adjacent culverts. S. Spillane asked about
53 the material of the driveway; the answer was fill plus a 12” gravel layer, not a bridge. The total
54 amount of activity in the wetland/watercourse area would be about 280 sq. ft. R. Conklin asked
55 if the proposed septic location was approved; the answer was that TAHD had given limited
56 approval, but the final design will have to go back for a complete approval. J. Landon asked if
57 the IWWC approval is just for the driveway; Mr. Klemens answered no, he would like approval
58 of the entire plan, which is plus/minus one acre of the whole site. S. Spillane indicated she
59 would like to see a drawing of the crossing with the culverts on the application; Mr. Klemens will
60 provide one. L. Burcroff agreed that it is a reasonable request. R. Conklin requested that the
61 pictures be numbered and noted as to where they were taken, with directional arrows drawn on
62 them. A **Motion to Accept Application 2024-IW-003**, was made by S. Spillane, seconded by J.
63 Landon and unanimously **Approved**.
64

65 10. Correspondence from Solitude Lake Management – 2/1/2024

66 The letter was to inform the IWWC about the planned use of pesticides in Lorenzo Pond. There
67 was brief discussion, but no action was required.
68

69 11. Discussion of Bylaws – Will wait until more members are present.
70

71 12. Discussion of Regulations – Will also wait for more members to be present; A. Conroy is waiting
72 for comments from Attorney Janet Brooks. The next meeting is on February 26, 2024.
73

74 **Adjournment. So Moved** by S. Spillane, seconded by J. Landon and unanimously **Approved**.
75 The meeting adjourned at 7:39pm.