

INLAND WETLANDS & WATERCOURSES COMMISSION

REGULAR MEETING

APRIL 27, 2026 – 6:30PM (REMOTE)

- 1 1. Call to Order. The meeting was called to order at 6:31pm.
- 2
- 3 2. Roll Call. Present: Vivian Garfein, Larry Burcroff, Russ Conklin, Sally Spillane, John Harney,
- 4 Tracy Brown, Abby Conroy (Land Use Director), Miles Todaro (Land Use Tech Specialist) and
- 5 Georgia Petry (Recording Secretary). Absent: Maria Grace.
- 6
- 7 3. **Approval of Agenda. So Moved** by S. Spillane, seconded by L. Burcroff, **With All in Favor.**
- 8
- 9 4. **Approval of Minutes of April 13, 2026. So Moved** by L. Burcroff, seconded by J. Harney,
- 10 **With All in Favor.**
- 11
- 12 5. **Approval of Minutes of April 21, 2026. So Moved** by T. Brown, seconded by R. Conklin,
- 13 **With All in Favor.**
- 14
- 15 6. Correspondence from Aquarion Water Company. V. Garfein acknowledged the
- 16 correspondence and directed it to be posted.
- 17
- 18 7. Public Comment – None.
- 19
- 20 8. #IWWC-26-20 / 204 Interlaken Road / Map 06, Lot 06-2 / Owner/Applicant: Indian Mountain
- 21 School Inc / Agent: Don Torrico / Resurface Driveway and Parking Lot / DOR: 04/27/2026
- 22 Don Torrico, representing IMS, described the proposal to take out the old paving, recycle
- 23 and replace it. L. Burcroff asked if there would be a base; Mr. Torrico answered yes, there
- 24 would be a new 8” base. V. Garfein asked about new coatings; A. Conroy answered it would
- 25 just be the 2 new surfaces. S. Spillane asked about silt fencing; Mr. Torrico answered it
- 26 would be filter sock. L. Burcroff asked about the distance from the wetlands; Mr. Torrico
- 27 answered about 30’. The application was received.
- 28
- 29 9. #IWWC-26-21 / 102 South Shore Road / Map 60, Lot 07 / Owner/Applicant: Sunset Holdings
- 30 CT LLC / Agent: Josh Levy / Request for Jurisdictional Ruling New Dock / DOR: 04/27/2026
- 31 The dock would be 46’ long with a 10’x10’ platform; it would be seasonal. L. Burcroff asked
- 32 about flotation; Mr. Levy answered it would be fixed on anchors. **A Motion to Recommend**
- 33 **a Jurisdictional Ruling** was made by R. Conklin, seconded by S. Spillane, **With All in Favor.**
- 34
- 35 10. #IWWC-26-15 / 80 Brinton Hill Road / Map 08, Lot 21 / Owner/Applicant: Cory & Meredith
- 36 Murphy / Stump Removal / DOR: 04/13/2026

37 The site visit and condition of the property was reviewed, with comments from S. Spillane
38 and R. Conklin. R. Conklin commented that the wetlands run through the middle of the
39 property; clean-up close to the house should be OK; no use of machines through the brook
40 area; and to not disturb the existing level. S. Spillane suggested that the big open area
41 should be monitored, not mowed, while birds nest. T. Brown commented that
42 improvements could be made in 3 areas. A. Conroy pointed out that the planned house site
43 is closer to the wetlands; the septic and footing drains will change, so they need a new plan.
44 L. Burcroff asked about the plan for the piles; Mr. Murphy responded that they would be
45 picked up and hauled away. V. Garfein asked how to proceed. A. Conroy commented that
46 TAHD has to re-access for the amended house location, including the scope of the work and
47 a proposal to treat 3 areas. Mr. Murphy asked what exactly to do; A. Conroy suggested the
48 best way to manage the piles would be to cut them up and remove, bring in meadow mix
49 and have more meadow in the wetland area with different plants, as landscape. R. Conklin
50 suggested leaving it for a season; Mr. Murphy responded they are just cleaning up. S.
51 Spillane asked about the stumps; Mr. Murphy answered they will be cut flush. L. Burcroff, V.
52 Garfein and S. Spillane would like to see the site next year. V. Garfein asked to have a
53 written scope of the work; Mr. Murphy will call the engineer to do a new drawing.
54

- 55 11. #IWWC-26-18 / 70 Beaver Dam Road and 47 Hammertown Road / Map 23, Lots 52 and 36 /
56 Owner: Raccard Properties, LLC / Applicant: Mike Pruss / Request for Jurisdictional Ruling
57 for prescribed burn of 15 acres in established upland native grass field (historically farmed
58 for corn and hay) for ecological restoration and agriculture / DOR: 04/13/2026

59 V. Garfein commented that the request qualifies for a Jurisdictional Ruling under
60 Agriculture. R. Conklin asked how it became agriculture; Mike Pruss described connections
61 to agriculture and conservation. R. Conklin pointed out that there are Town versus State
62 restrictions on burning. V. Garfein commented that the IWWC is not the Town and
63 suggested that this is a Jurisdictional Ruling under the IWWC Regulations. L. Burcroff asked
64 about livestock; Mr. Pruss responded that there will not be any for 2 years, the pollinator
65 habitats will be preserved, and there are no livestock there now. T. Brown asked about
66 boundaries; Mr. Pruss answered that the burn area is about 100' from the wetlands, plus
67 setbacks. T. Brown asked about ash residue; Mr. Pruss answered that there would only be
68 small amounts and that it would be beneficial to burn earlier in the burn period.

69 **Motion: Jurisdictional Ruling for Prescribed Burn of 15 acres in established upland native**
70 **grass area for ecological restoration and agriculture. Motion** was made by T. Brown and
71 seconded by V. Garfein. **Votes in Favor:** S. Spillane, J. Harney and L. Burcroff; **Opposed:** R.
72 Conklin. **The Motion carried.**
73

- 74 12. #IWWC-26-16 / 25 Morgan Lane / Map 64, Lot 06 / Owner: Meghna and Brian McDevitt /
75 Applicant: Todd Parson, Haley Ward / Construct an addition to the main house and
76 construct an office above the existing garage / DOR: 04/13/2026

77 There was no further discussion. A **Motion to Approve #IWWC-26-16, With the Standard**
78 **Conditions**, was made by L. Burcroff, seconded by R. Conklin, **With All in Favor**.
79
80 13. #IWWC-26-17 / 166 Main Street and Vincent Preserve / Map 52, Lot 14 and Map 11, Lot 20 /
81 Owner: Kames Demmer & Velda Brown, and Salisbury Association Land Trust / Applicant:
82 Robert Colabella, Haley Ward / Construct New Concrete Sidewalk / DOR: 04/13/2026
83 There was no further discussion. A **Motion to Approve #IWWC-26-17, With the Standard**
84 **Conditions**, was made by S. Spillane, seconded by T. Brown, **With All in Favor**.
85
86 14. #IWWC-26-11 / 32 Valley Road / Map 02, Lot 41 / Owner/Applicant: Trudy Kramer / Agent:
87 Cole Leibrock / Fill in Existing Man-made Pond / DOR: 02/23/2026
88 M. Todaro noted that an extension of time had been received, as well as a planting plan
89 from Cole Leibrock. Mr. Kramer commented that the black plastic and the inlet and outlet
90 pipes would be removed; they will re-use the rocks. V. Garfein would like more details from
91 Mr. Leibrock. A. Conroy asked what time of year to do the work; T. Brown suggested that
92 spring and fall planting would be OK. A. Conroy asked about the plant details, as the scope
93 of work changed from what was shown. A **Motion to Approve #IWWC-26-11, With the**
94 **Standard Conditions**, was made by S. Spillane, seconded by T. Brown, **With All in Favor**.
95
96 15. #IWWC-26-8 / 11 Route 7 / Map 04, Lot 31-1 / Owner: Delbert L Auray Jr Trustee /
97 Applicant: Patrick Mulberry / Construction of New Garage/Workshop with One Bedroom
98 Living Quarters / DOR: 02/9/2026
99 The review from Consulting Engineer, Tom Grimaldi, had just been received at 4:00pm;
100 more information from the Applicant's Engineer is needed. The application time needs to
101 be extended. The IWWC needs to comment on the recently submitted planting plan.
102
103 16. 11 Route 7 / Map 04, Lot 31-1 / Owner: Delbert L Auray Jr Trustee / Agent: Patrick Mulberry
104 / Discussion of consent order to remedy unpermitted regulated clearing activities
105 As explained by A. Conroy, the applicant had asked to use the same consulting service,
106 LANDTECH, which the IWWC is using; the request was allowed. A revised estimate for the
107 entire site was received; Mr. Mulberry is sending a check for the escrow. A. Conroy will set
108 up a field meeting, when possible. The surveyor has placed property lines, flagged the
109 wetlands and the house site, also. Mr. Mulberry reviewed the planting plan, including
110 native plants. A. Conroy asked how this relates to existing trees. T. Brown asked about the
111 density of planting along the riverbank. V. Garfein wants to see the existing plants, plus the
112 additional plan. A. Conroy reviewed the progress on the consent order and possible dates.
113
114 **Adjournment. So Moved** by S. Spillane, seconded by L. Burcroff, **With All in Favor**. Meeting
115 adjourned at 7:52pm.