

**CITY OF TORRINGTON
INLAND WETLANDS COMMISSION
MEETING MINUTES
April 12, 2022**

Present: Jay Bate, Jr., Chair
Christine Altman, Vice Chair
William Storti, Member
Alexis Apruzzese, Member

Also Present: Jeremy Leifert, AICP; City Planner

Not Present: Tomasz Kalinowski, Member

1. Call To Order:

Chair Jay Bate, Jr., called the meeting to order at 7:00 p.m.; Room 218, City Hall Auditorium, 140 Main Street, Torrington, CT. The meeting was also held remotely via zoom online.

2. Roll Call and Announcement:

Chair Bate announced present and serving this evening are Commissioners Christine Altman, William Storti, Alexis Apruzzese and Jay Bate, Jr. Also present is City Planner Jeremy Leifert.

3. Minutes for Approval:

a. 3/15/22

MOTION by Mr. Storti to approve the March 15, 2022 minutes, seconded by Ms. Altman, unanimously carried.

4. Old Business:

a. Show Cause Hearing
Property Owner: Ron Raymond
Address: Felicity Lane, Assessor Map 101 Block 011 Lot 008
Violation: Grading and material processing within a regulated area
without permits
Discussion – no site plans available yet

Mr. Leifert recommended this matter be removed as a recurring agenda item. The Cease and Desist Order will be filed on the City's land records, and Corporation Counsel will move forward in handling this issue. There is nothing further for this Commission to act upon at this time. Mr. Leifert will keep the Commission informed on Corporation Counsel's progress, and if the Commission needs to make any decisions in the future.

MOTION by Ms. Altman to CLOSE the Show Cause Hearing,
Property Owner: Ron Raymond
Address: Felicity Lane, Assessor Map 101 Block 011 Lot 008
Violation: Grading and material processing within a regulated area without permits
and to keep the Cease and Desist Order open and file the Order on the City's land
records, seconded by Mr. Storti, motion carried.

- b. Applicant: Lelah Campo
 Location: 232 Klug Hill Road
 Activity: Expansion of existing driveway, installation of additional curb cut
 along Klug Hill Road and associated infrastructure, within regulated
 area

Mr. Ryan McEvoy, PE of SLR Engineering appeared via zoom to represent the applicant.

Mr. Leifert briefly reviewed what occurred at the March 2022 Inland Wetlands
Commission meeting, and noted this activity was not deemed a significant activity. Paul
Kundzins, City Engineer, had provided a positive review of this application.

Mr. Leifert read his memo to the Commission dated April 12, 2022.

MOTION by Ms. Altman to APPROVE the application:

- Applicant: Lelah Campo
Location: 232 Klug Hill Road
Activity: Expansion of existing driveway, installation of additional curb cut
 along Klug Hill Road and associated infrastructure, within regulated
 area

Motion seconded by Ms. Apruzzese, unanimously carried.

5. New Business:

- a. Applicant: Torrington Historical Society
 Location: John Brown Road (Assessor Map 213 Block 003 Lot 010)
 Activity: Wetland crossing for hiking trail connecting the John Brown
 Birthplace with Five Points Arts

Mark Linehan of the Torrington Trails Network appeared representing the applicant.
Mr. Linehan explained their proposal to create a trail and wetland crossing connecting the
John Brown Birthplace and Five Points Arts, at the former UCONN campus site. Mr.
Linehan is working to obtain black locust wood for the walkway. Black locust wood is
more costly than other types of lumber, and if not feasible to obtain it, there are other
substitutions of lumber that have a shorter life span.

Mr. Linehan noted they will not be going through the watershed area, however the
Torrington Water Company has required that pressure treated lumber not be used.

MOTION by Ms. Altman to accept the above referenced application, and that this is not a significant activity requiring a public hearing, motion seconded by Mr. Storti, unanimously carried.

- b. Applicant: Crystal Gilbert and Michael Gillotti
 Location: 2315 Tarringford West Street
 Activity: Construct new house and driveway crossing within regulated areas

Applicants Crystal Gilbert and Michael Gillotti appeared before the Commission and explained their proposal to construct a new house, which will need a driveway crossing over a small wetlands area, and work within the upland regulated area.

Mr. Leifert distributed maps for the Commission's review and provided further details on the proposed activity. An old paper road on the maps was discussed, and the applicants are in contact with their real estate attorney to address the status of the old paper road.

MOTION by Ms. Altman to accept the above referenced application, and that this is not a significant activity requiring a public hearing. Motion seconded by Mr. Storti and unanimously carried.

6. Staff Report:

- a. Enforcement Report – update

Mr. Leifert noted there are no updates to report, other than the Show Cause Hearing matter on Felicity Lane, as previously discussed in agenda item 4a.

Mr. Leifert reported interviews have been held, and hopefully there should be a new staff member in the Land Use Office on board by the next Inland Wetlands Commission meeting.

Agent Determinations:

- a. 106 Colin Drive, backyard grading and leveling in an upland review area

Mr. Leifert briefly reviewed this agent determination permit that was issued.

7. Adjournment:

MOTION by Mr. Storti to adjourn at 7:30 p.m., seconded by Ms. Altman, unanimously carried.

Land Use Office