



TOWN OF RIDGEFIELD Inland Wetlands Board

APPROVED/REVISED MINUTES

These minutes are a general summary of the meeting and are not a verbatim transcription

December 22, 2022

Members present: Susan Baker, chair; Alan Pilch, secretary; Tracey Miller; Tim Bishop; David Smith; Chris Phelps, Carson Fincham (New Member)

Also present: Tracy Chalifoux; Mark Amler, Robert Jewell; Kate Throckmorton;

I. Call to order: Ms. Baker called the meeting to order at 7:00 PM. Ms. Baker introduced the newly appointed Board member Mr. Carson Fincham. She gave a brief background and said he was chair of Zoning Board of Appeals before joining this Board. All the members welcomed Mr. Fincham.

II: Public Hearing:

- 1. (Contd.)IW-22-42, 129 Spring Valley Road,** Plenary Ruling Application for dredging within a pond and Mopus Brook. *Owner:* Batavia Farm LLC, applicant: Tracy Chalifoux. *Statutorily received on November 10, 2022. 35 days to close a Public Hearing is January 12, 2023.*
<https://ridgefieldct.viewpointcloud.com/records/89382>

Ms. Baker read into the record the title of an updated site plan document submitted since the last meeting.

Ms. Chalifoux stated that as per the Board requests, the applicant has revised the plans.

The no mow zone of 15-20 feet wide riparian buffer is proposed along the eastern side of the pond.. Near the dwelling 8-10 feet of no mow zone is proposed and to be seeded with wild flowers.

The routine maintenance plan for the sediment forebay will include annual inspection and inspection after every major storm. The accumulated sediments and debris will be disposed of an offsite location. The non-native emergent vegetation will be manually raked or pulled and disposed offsite.

Along the shoreline the armoring will be approximately 20 linear feet. The armoring will be mix of rocks and seeded. The holes will be filled with clean fill or clay.

Mr, Pilch expressed concerns that the armoring should be not a continuous rock armoring as it will not be a natural passage for amphibians and other wildlife. He also suggested installing a fence around the septic tank and fields to protect it from compaction while the dredging is performed.

Ms. Chalifoux confirmed that the armoring will not be a continuous masonry wall and will be more natural planted with seed mix and rocks. She added that they will put a fence to protect the septic and that Board can make that a condition.

Hearing no further comments, the Public Hearing was closed at 7:13PM.

III: Application(s) for Discussion:

1.(Contd.)**IW-22-42, 129 Spring Valley Road**, Plenary Ruling Application for dredging within a pond and Mopus Brook. Owner: Batavia Farm LLC, Applicant: Tracy Chalifoux. *Statutorily received on November 10, 2022.*
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Board stated following special condition:

- Install a geogrid orange fence around the septic tanks and fields during dredging work.

Mr. Pilch motioned to approve the above Plenary Ruling application with Special conditions and standard conditions. Mr. Bishop seconded. Motion carried unanimously.

Publication date is January 05, 2023 with effective date of January 06, 2023.

IV: Application(s) for Receipt:

1. **IW-22-44, 115 Flat Rock Drive**, Summary Ruling application installation of Swimming pool, patio and associated work within upland review area of wetlands. *Owner: Todd Dewalk. Applicant: Dean Pushlar.*
<https://ridgefieldct.viewpointcloud.com/records/90080>

2. **IW-22-45, 105 New Street**, Summary Ruling application for extension of existing detached garage within upland review area of wetlands. *Owner/Applicant: John Deakins.*
<https://ridgefieldct.viewpointcloud.com/records/90059>

Mr. Smith Motioned to receive the above two applications. Ms. Miller seconded. Motion carried unanimously.

Sitewalk is scheduled at January 08, 2023 and discussion on January 12, 2023.

V: List of Ongoing Enforcement by Agent:

None.

VI: Other Business:

Ms, Baker moved the agenda item for discussion of 41 Governor Street before the Election of Officers.

1. Election of Officers.

Mr. Phelps Nominated Ms. Baker to be the Chair. Mr. Bishop seconded. Ms. Baker was elected as Chair unanimously.

Ms. Miller nominated Mr. Pilch for Vice Chair. Mr. Pilch suggested the members who are interested to volunteer themselves. Mr. Bishop volunteered to be the Vice Chair.

Ms. Miller motioned and Mr. Phelps seconded for Mr. Bishop to be Vice Chair. Mr. Bishop was elected as Vice Chair unanimously.

Mr. Smith motioned to elect Mr. Pilch as Secretary. Mr. Bishop seconded. Mr. Pilch was elected as secretary unanimously.

2. 41 Governor Street

Mr. Jewell stated that they would like to get the feedback from the Board if they require them to submit a revision application for the Boys and Girls club for the permanent accessway required by the Fire Department. Mr. Jewell stated that in the prior approval the applicant has proposed a temporary accessway from the East Ridge entrance to be kept as temporary and that it would be used only during construction. However, as per the Chief of the Fire Department, the Fire Department asked the Boys and Girls Club if they can make this temporary accessway permanent for emergency vehicles only. Mr. Jewell added that the accessway would be used to access in case of emergency on the fields or fire at the north of the building by the emergency vehicles only.

Mr. Jewell said the temporary accessway will be stabilized and seeded and there will be a minor change to the planting plan.

Members expressed concern regarding the steepness of the slope, the changes to the planting and the presence of cultec system at the proximity of the accessway. Members were uncomfortable approving the application administratively and required the revised plans to be presented to the Board.

Unanimously it was agreed that the applicant will submit a revision application to the Existing Summary ruling application.

VII: Approval of Minutes:

- **Inland Wetlands Meeting:** December 08, 2022

Ms. Miller motioned and Mr. Bishop seconded to approve the above minutes. Motion carried unanimously.

Discussion ensued about updating the inland wetland regulations in the new year regarding the submission deadline for wetlands applications. The members also expressed concern that the deadline should also be for the submission of revised documents. Members also suggested revising the fee schedule for violations.

The text amendment will be proposed by the Chair, since the Town doesn't have a Inland Wetland Agent, and a public hearing will be scheduled early next year.

VIII: Adjourn

Hearing no further business, Ms. Baker adjourned the meeting at 7:58 P. M.

Submitted by Aarti Paranjape,

Recording Secretary