

**Town of Warren
Inland Wetlands & Conservation Commission
Regular Meeting – Minutes
Thursday, February 27, 2020 – 7:00PM
Warren Town Hall – 50 Cemetery Road**

Present: **Chair:** John Favreau; **Vice Chair:** Cynthia Shook; **Members:** Nora Hulton; Nancy Binns
Inland Wetlands Enforcement Officer: Kathy Castagnetta
Land Use Secretary: Brenda Zampaglione
Alternate: Tom Caldwell
Absent: Darin Willenbrock

1. CALL TO ORDER AND DESIGNATION OF ALTERNATES

- a. The regular meeting was called to order at 7:02 PM by Chair Favreau. The proceedings were recorded digitally, and copies are available in the Land Use Office. All Regular members were seated for the meeting. Alternate member, Tom Caldwell was seated for Darin Willenbrock

2. ELECTION OF OFFICERS

The current Chairperson is John Favreau and the Vice Chair seat is Cynthia Shook.

MOTION: Ms. Binns, 2nd Ms. Hulton to keep the **SLATE** of **OFFICERS, NOMINATING** John Favreau as Chairperson and Cynthia Shook as Vice Chairperson;

UNANIMOUSLY APPROVED

3. PUBLIC HEARING

None

4. APPROVAL OF MINUTES

- a. January 23, 2020 Regular meeting

MOTION: Ms. Binns, 2nd Hulton to **APPROVE** the **MINUTES** of the **January 23, 2020** Regular meeting;

UNANIMOUSLY APPROVED

5. OLD BUSINESS

- a. **15 Woodville Road (Assessor's Map 13, Lot 36) – Earthwork in the Regulated Area WITHOUT Permits – 2nd Notice of Violation – No response received as of 1/23/20 to first NOV.**

Per Chair Favreau this matter was addressed in the IWEO report and is now considered a closed matter.

6. NEW BUSINESS

- a. **Emma Lozman & Russell Plumb, Kent Road (Assessor's Map 21, Lot 27) - Construct 50' x 80' OFFICE/BARN to be used for EQUIPMENT STORAGE with an OFFICE; including sanitary system, well, driveway, grading and related appurtenances. (Date of Acceptance: 2/27/2020 Decision or Open Hearing by: 5/2/2020)**

Vice Chair Shook RECUSED herself as she is an ABUTTING neighbor to the Kent Road property.

Paul Szymanski, PE, representing Emma Lozman and Russell Plumb in the matter of Kent Road (Assessor's Map 21, Lot 27). A Proposed Site Development Map and application was distributed for the Commission's perusal. The proposed structure is a barn-style warehouse with a professional office. The structure will be @ 4,000 square feet and will be used mainly for storage for Sawing Hill Climbers tree service. Outside storage will consist of logs. There will be no on site processing of material and no

servicing of vehicles or equipment. A total of 2 to 3 employees will be on site. A gravel driveway @ 650' in length will be bermed to drain into a proposed stormwater infiltration area along the side of the driveway in the regulated area. A Raingarden was suggested by IWEO, Ms. Castagnetta and Mr. Syzmanski had no objections to it.

Per Mr. Syzmanski this meets the requirements of §24 of the Planning & Zoning regulations as the property is more than 10 acres, has 150' setbacks on all boundaries and is 400' from the nearest state road.

MOTION: Ms. Binns, 2nd Mr. Caldwell to **ACCEPT & RECEIVE** the **APPLICATION** in the matter of **Emma Lozman & Russell Plumb, Kent Road (Assessor's Map 21, Lot 27);**
UNANIMOUSLY APPROVED

7. INLAND WETLANDS ENFORCEMENT OFFICER'S REPORT

Please see attached report

8. CORRESPONDENCE

- a. CT Association of Wetland Scientists email regarding the 2020 Annual Meeting and Environmental Conference notification sent via email to all Commissioners on 2/24/20 by Secretary Zampaglione

8. OTHER BUSINESS PROPER TO COME BEFORE THE COMMISSION

- a. None

9. ADJOURNMENT

MOTION: Ms. Binns, 2nd Mr. Caldwell **ADJOURN** the meeting at 8:28 PM;
UNANIMOUSLY APPROVED.

Respectfully submitted,

Brenda Zampaglione

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Land Use Secretary