



## CONSERVATION COMMISSION

225 Center Road - Easton, Connecticut 06612

**MINUTES FOR THE TOWN OF EASTON CONSERVATION COMMISSION  
REGULAR MEETING  
EASTON TOWN HALL—CONFERENCE ROOM A  
TUESDAY, November 10, 2015 at 7:30 PM**

**PRESENT:** Dori Wollen, Chair; Roy Gosse; Elliot Leonard; Sarah Cwikla, Alternate; and Vivian Hardison, Alternate

**ABSENT:** Stephen Edwards, Vice Chair; Catherine Alfandre, Secretary; Stephen Corti; Steven Hume; and Katherine Reed, Alternate

1. **MEETING CALL TO ORDER:** Chair Dori Wollen called the meeting to order at approximately 7:31 p.m.
2. **INLAND WETLANDS APPLICATIONS:** There were no applications to discuss.
3. **SITE WALKS:** None
4. **UNFINISHED BUSINESS**
  - A. V#05-143--Notice of Violation at 740 Stepney Road--**Neunteufel and VonKuthy**, issued 7/5/05
  - B. Cease and Desist Order for property located at 740 Stepney Road-- **Neunteufel and VonKuthy**, issued 7/20/05
  - C. V#08-153—Notice of Violation at 68 Sport Hill Parkway—**Michael Newman**, issued 12/1/08
  - D. Cease and Remediate order for 68 Sport Hill Parkway--**Michael Newman**, issued 4/21/09
  - E. V#11-158, Notice of Violation at 580 Sport Hill Road—**Austin Ganim**, issued 5/24/11
  - F. Amended Wetlands Permit #10-389, 288 Maple Road—expiration date of extended permit: June 20, 2017. The Commission is waiting to hear back from Vincent Toscano regarding clearing of overgrowth from the dam and approval from CT DEEP.
  - G. V #15-476, Notice of Violation at 102 Center Road—**Nicholas Khamarji**, issued 5/13/15 for clearing and filling in an area within 100 feet of wetlands on or adjacent to his property. Nicholas Khamarji, whose son lives in the house, spoke with the Members at the May 26, 2015 meeting. The Commission is waiting for Mr. Khamarji to return with an A-2 or similar plan, noting wetlands delineations.
  - H. V #15-168, Notice of Violation at 123 Center Road—**Lello Properties, LLC**, issued 5/18/15. Mr. Lello was granted Permit #15-495 to correct the violation. Lifting of this violation is subject to project completion and WEO approval. The Members asked that Phillip Doremus, WEO revisit the property when remediation is complete.
  - I. V #15-169, Notice of Violation, with Cease and Desist at 235 Redding Road—Dierdre Andreoli, issued 8/27/15. Phillip Doremus, WEO will visit the property when remediation is complete.

- J. Warning sent by Wetlands Enforcement Officer Phillip Doremus re activity at 77 South Park Avenue
  - K. V#15-170, Notice of Violation at 80 Redding Road—Arvid A. Brandstrom, issued 10/21/15. Property owner has been requested to attend. Mr. Brandstrom and David Solway, Mr. Brandstrom's landscaper, attended the meeting. Mr. Brandstrom explained that first, he purchased two parcels from the Aspetuck Country Club that are adjacent to his property at 70 Redding Road. The current activities are at 80 Redding Road where Mr. Brandstrom cleared a lot of small-growth trees and brought in top soil to enable growing grass. He understood that he was working in regulated areas and that he should have applied for a permit. He collected all of the tree stumps and was moving the pile from one area to the next and trying to figure out what to do with it all. He also found a large, several foot-deep hole in the middle of the new property that apparently has been there for some time, full of junk and debris. It being an eyesore as well as a safety issue, Mr. Brandstrom was hoping to use the collected tree stumps to fill this hole. In accordance with the violation notice, Mr. Brandstrom ceased any further activities and is applying for a permit covering past and planned activities. Once the application is on file, Members will walk and inspect the property.
- 5. NEW BUSINESS:**
- A. Discussion and possible vote on the 2016 Conservation Commission Meeting Schedule. Another revision/update is needed to the schedule as presented as the submitted draft included meeting dates that were unacceptable to the members.
- 6. REVIEW FOR REPORT TO PLANNING & ZONING: None**
- 7. CONSERVATION PROJECTS:**
- A. Discuss proposed improvements to Paine Open Space Map—Roy Gosse reported that David Brant of Aspetuck Land Trust (ALT) is in the process of discussing the Commission's revised plan with ALT's mapmaker who is about to start creating/updating the map.
  - B. Continue discussion regarding creation of Conservation Regulations/Guidelines: Dori Wollen noted that there is nothing new to report regarding this item.
  - C. Discuss creation of new Open Space map—Work in progress.
  - D. Discussion regarding creating an open letter stating the Commission's objectives for the Town's available open space properties--Nothing new to report.
- 8. OPEN-SPACE ISSUES:**
- A. Ongoing—Signage for Morehouse Open Space and Tatetuck Open Space properties-- Steve Edwards was not present; therefore, there was no update.
- 9. WEO COMMUNICATIONS:** Comments have been relayed to the Commission via the Commission's secretary, Krista Kot, on an ongoing basis.
- 10. CORRESPONDENCE: None**
- 11. MISCELLANEOUS:**
- A. Violation letter/fee procedures; Elliot Leonard—Elliot Leonard met with Phil Doremus,

WEO and proposed to augment the WEO violation/letter fee process with another letter from the Commission outlining the next steps the Commission would take if no action is taken by the homeowner within a certain period of time. Elliot will send a copy of the proposed letter to each of the Members for further discussion. Members also discussed how to handle older unresolved violations.

**12. APPROVE MINUTES FROM PRIOR MEETING:**

A. Minutes—Elliot Leonard made a motion to approve the Minutes of the October 27, 2015 regular meeting, as submitted, and Roy Gosse seconded. The motion passed, unanimously.

**13. ADJOURNMENT:** At approximately 8:30 p.m. Vivian Hardison made a motion to adjourn the meeting, and Elliot Leonard seconded. Motion passed, unanimously.

PREPARED by Dori Wollen, Chair  
FILED by Krista Kot, Secretary  
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