



CONSERVATION COMMISSION/
INLAND WETLANDS AND
WATERCOURSES AGENCY

LYME TOWN HALL
480 HAMBURG ROAD
LYME, CT 06371

LYME CONSERVATION COMMISSION/INLAND WETLANDS & WATERCOURSES
AGENCY
Meeting March 20, 2024

The Lyme Conservation Commission/ Inland Wetlands & Watercourses Agency held a Regular Meeting on Wednesday, March 20, 2024, at 7:00 p.m. at the Lyme Town Hall, 480 Hamburg Road Lyme, CT 06371, to hear the following:

Members Present: Roger Dill (Chair), Sue Hessel, Christine Darnell, Tom Reynolds, Mike Lombardozzi, Ben Kegley, Susan Fox (alternate), Ross Byrne (ZEO), Lannie Mossberg (secretary).
Absent member: Patrick Crowley.

Call to Order 7:01 p.m.

Seat Alternate Member Alternate Member Fox was seated for absent member Crowley.

Regular Meeting

1. Grear Leah; 82 Sterling City Rd. Map 27, Lot 65: An application for a Jurisdictional ruling for vegetation conservation by removal of invasives.

Present: Leah Grear, Steve Dedmen; garden design

Site Visit: Dill, Kegley, Lombardozzi

Grear gave a design plan packet and said she wants to remove overgrown species and replace them with good ones. No chemicals will be used. Darnell questioned how she would remove the invasives. Grear replied that she plans to use her brush-hog and clippers. Dill suggested doing this closer to summertime so there won't be any ruts. Dedmen spoke and explained he had created the proposal. He will plant once the invasives are removed and under control and leave flags of what can be removed. Grear said this will be a 3–5-year process.

Lombardozzi made a motion to approve the application as of right. Seconded by Hessel.
Unanimous.

2. Continuation for Deborah Mazer; 131-1 Salem Rd. Map; 46 Lot; 4, An application to repair/replace an existing septic system, well, driveway, and reconstruct a house within a regulated area.

Present: Deb Mazer, Aron Schumacher (on behalf of Bob Doane)

Schumacher gave an updated design map, spoke, and explained the house will be within the same footprint, the garage and driveway will be moved, and after speaking with George from Ledge Light Health District (LLHD), the attic is big enough that it will be considered a 3-bedroom design. The new design brings the garage out of the Eightmile Overlay but still within wetlands. Still waiting for a letter from George at LLHD. Dill said a letter of continuance was to be submitted. Schumacher said it would be sent tomorrow. Continued to next month for a letter from George.

Dill called for a motion to move the old business next. Christine made a motion. Seconded by Lombardozi. Unanimous

Old Business

73 Ferry Rd Update

Present: Aron Schumacher (on behalf of Bob Doane)

Schumacker explained nothing has been done to the property. Byrne said one pile has been removed. Schumacher said Doane and the contractor had a discussion and believed they needed to use different matting. Hay bales have not been installed; the contractor is waiting to hear back from Doane. Schumacher said he would do his best to try to get hay bales placed by the weekend for stabilization.

3. Continuation for Lyme Land Conservation Trust & Lyme Compact Inc.; 12-1 & 12-2 Town St; Map; 8 Lot; 100& 101; An application to make driveway improvements to the common driveway that services both 12-1 & 12-2 Town St. properties within the Upland Review Area. Present: Tom Metcalf, Michael Baczewski

Metcalf gave an updated map as requested. Metcalf spoke and explained there would be a 16-foot travelway with 2-foot shoulders and material on both sides. Grading will be raised; parking will have a slanted down straight grade. Drainage is to remain the same as that of the existing catch basin. Existing pipe to extend 10 feet. The lower “pocket” area will be raised and graded up. Baczewski explained the planting plan and what native plants and grasses will be used. Darnell questioned the maintenance. Baczewski said it is low and minimal, the plants will only be watered until they start to grow and then nature will take over. Reynolds questioned if the extra soil would be hauled out. Metcalf confirmed, yes. Reynolds made a motion to approve the application as presented. Seconded by Darnell. Unanimous.

4. Continuation for Colum McCann & Allison Hawke; 172-3 Brush Hill Rd. Map 12; Lot 15: An application for reconstruction/alteration to the garage within a regulated area.

Present: Colum McCann, Darren Gioello, Cutting Edge contractor

Gioello gave an updated map. The building will be taken down, stones removed but used elsewhere on the property, a Concrete foundation for the building, and a carport. The woodshed may use stone instead of concrete. Darnell made a motion to accept the application as presented. Lombardozi seconded. It was unanimous.

5. Continuation of Lauren & Peter Mastro; Corner of Ely Ferry Rd. & Tinker Lane Map 25; Lot 13; An Application to Construct a gravel surface residential driveway from Tinker Lane to a proposed house location on the property.

Present: Tom Metcalf, Lauren & Peter Mastro.

Metcalf gave an updated map as requested. He said there would only be one house on the property, a 12' wide gravel drive. Dill questioned if they needed a water bar. Metcalf does not think it is necessary. Kegley and Reynolds mentioned moving the driveway to avoid wetlands and issues that may arise from the cemetery. Metcalf confirmed the drive cannot go further down Tinker Ln. because it turns into a private drive, and there is a 50' strip around the cemetery that the neighboring property owns.

New Business – Byrne brought up Gourlay, of 26-1 Cove Rd., present and representing was Tom Metcalf. Metcalf explained they are looking to do a re-subdivision; Byrne commented it is not within wetlands but would need to be accepted by wetlands to move to Planning & Zoning. Dill recommended that P&Z handle it from here. The board agreed. Darnell made a motion for no

wetlands application or review and to move the application straight to P&Z. Reynolds seconded. Unanimous.

Byrne asked if everyone had looked at the updated Forestry regulations. Lombardozzi said they looked good. Byrne said they will go back to DEEP for another review before finalization and a public hearing.

Approval of minutes from the February 21, 2024, meeting- Hessel made a motion to approve the minutes. Seconded by Lombardozzi. Unanimous. Kegley, Fox, and Darnell abstained.

Adjournment – 8:07 p.m.

Respectfully Submitted,
Lannie Mossberg