

MINUTES  
CONSERVATION COMMISSION  
REGULAR MEETING  
LISBON TOWN HALL  
TUESDAY, APRIL 16, 2013  
7:00 p.m.

a. Call to Order

The Regular Meeting of the Conservation Commission was called to order by Hans Kvist, Chairman,  
at 7:00 P.M.

MEMBERS PRESENT: Hans Kvist, Leonora Szruba, Richard Hamel, Eric Freidenfelds, Joseph Lewerk

MEMBERS ABSENT: Mark Sullivan

OTHERS PRESENT: Joseph Theroux, Conservation Enforcement Officer

STUDENT AMBASSADORS: Shea McManaway, Joyce Yuen

- b. Reading of minutes of previous meeting(s) minutes and action thereon: A motion was made by L. Szruba second by E. Freidenfelds to waive reading of Regular Minutes and Show Cause Hearing Minutes of March 19, 2013.

VOTE: UNANIMOUS, MOTION CARRIED

c. Pending Applications

1. Application, T. Teixeira – 72 Sullivan Road – A motion was made by J. Lewerk second by R. Hamel to approve application #13-01 with conditions that the enforcement officer be contacted by the applicant before work is done and applicant is to return before the Board for a permit in the future, should it become a permanent access to the property.

VOTE: UNANIMOUS, MOTION CARRIED

d. New Applications

1. Application, R. Nye – 181 Bundy Hill Road – Motion by R. Hamel second by J. Lewerk to accept application #13-02 for review. Applicant to return next month with site plan.

VOTE: UNANIMOUS, MOTION CARRIED

e. Communications and bills

1. The Bulletin – 3/28/2013, \$119.34 re: PSK Realty, Notice of Decision  
2. Joseph Theroux, 4/1/2013, \$1148.60 (\$1120.00 for 32 hours and \$28.60 for mileage).

Motion by R. Hamel second J. Lewerk to pay bills.

VOTE: UNANIMOUS, MOTION CARRIED

- f. Reports of officers, committees and staff – Review by Staff J. Theroux re: returned mail sent to Paul Klauer (certified return receipt, undeliverable).

g. Unfinished Business

1. ABS Development, 320 North Burnham Highway – NONE  
2. Open Space Plan – Review by J. Lewerk  
3. PSK Realty

h. Previously approved applications – reviewed

i. New Business

1. 8<sup>th</sup> Grade Awards – Motion by J. Lewerk second by L. Szruba to award the 8<sup>th</sup> grade awards.

VOTE: UNANIMOUS, MOTION CARRIED

2. Reappointments - Motion by R. Hamel second by J. Lewerk to recommend to selectmen, Eric Freidenfelds as alternate to board.

VOTE: UNANIMOUS, MOTION CARRIED

APPLICATION FOR PERMIT FOR USE OF  
INLAND WETLANDS AND WATERCOURSES OR UPLAND REVIEW/BUFFER AREAS  
Lisbon, Connecticut

NAME OF APPLICANT:

Thomas Teixeira

To be completed by Commission:

Application No.: 13-01

Date of Receipt: 3-19-13

Application Fee: \$260

ADDRESS OF APPLICANT:

Home: 551 Lisbon Rd., Canterbury, CT 06331

Business: \_\_\_\_\_

NAME OF PROPERTY OWNER: Thomas Teixeira

ADDRESS: 551 Lisbon Rd. Canterbury, CT 06331

TELEPHONE: Applicant 860 546 2061 Owner \_\_\_\_\_

\*\*Written consent must be attached if Applicant is not the property owner.

\*\*Written description of functions of Wetlands and Watercourses must be attached as per Section of 7.4.4.

PURPOSE AND DESCRIPTION OF PROPOSED ACTIVITY, INCLUDING ANTICIPATED COMPLETION DATE: (Use additional sheet if needed)

See Attached

GEOGRAPHICAL LOCATION OF PROPERTY TO BE AFFECTED BY PROPOSED ACTIVITY, INCLUDING, BUT NOT LIMITED TO, A DESCRIPTION OF THE LAND IN SUFFICIENT DETAIL TO ALLOW IDENTIFICATION OF THE INLAND WETLANDS AND WATERCOURSES AND UPLAND REVIEW/BUFFER AREA: (Use additional sheet if needed)

See Attached

I hereby certify that I am familiar with all the information provided in this application, and I am aware of the penalties for obtaining a permit through deception or through inaccurate or misleading information.

Signed: \_\_\_\_\_

(Applicant)

Date: 3-11-13

LIST ALTERNATIVES TO APPLICATION PROPOSAL WHICH WERE CONSIDERED AND WHY THE APPLICATION PROPOSAL WAS CHOSEN: (Use additional sheet if needed)

See Attached

ACREAGE OF WETLANDS AND WATERCOURSES ALTERED:

A. Soil type(s) (if available) ..... [ ] ACRES]

ACREAGE OF WETLANDS OR WATERCOURSES CREATED:.. [ 0 ] ACRES]

LINEAL FEET OF STREAM ALTERATION. .... [ 0 ] FEET]

TOTAL AREA OF WETLANDS ON PROJECT SITE. .... [ ] ACRES]

TOTAL AREA OF UPLAND REVIEW/BUFFER ON SITE. .... [ ] ACRES]

TOTAL LAND AREA OF PROPERTY ..... [ ] ACRES]

ATTACH SITE PLAN AS PRESCRIBED IN SECTION 7

I, the property owner, hereby grant permission to the Inland Wetlands Commission and its designated agents to access the property involved in this application during its consideration and during the implementation of any resulting permit.

Signed:

(Property Owner)

Date:

3-11-13

\*\*\*\*\*

(To be completed by the Commission)

Application Approved: Date: April 16, 2013

Conditions of Approval, if any: 1. The Enforcement Officer shall be contacted by the applicant before work is done 2. Applicant shall return before Board for a permit in the future, should this become a permanent access to the property.

Expiration Date: \_\_\_\_\_

Extension Date: \_\_\_\_\_

Date of Review of Completed Work: \_\_\_\_\_

Application Denied: Date: \_\_\_\_\_

Reasons for Denial: \_\_\_\_\_

Signature of Chairman or Secretary of Commission

Hans L. Kvist, Chairman

## **Form IWWC07-02, Attachment**

### **Purpose and Description of Proposed Activity, Including Anticipated Completion Date**

The property owner lives on a 127 acre parcel located at 551 Lisbon Road, Canterbury, Connecticut. The property owner's land in Canterbury contains a very large pond as well as a wetland area that feeds the pond and a wetland area that drains from the pond south into Lisbon.

In the last few years, the property owner purchased a 50 foot wide strip of land (known as 72 Sullivan Road) to allow access to a large portion of his property (perhaps as much as 75 acres) that is very difficult to access from Lisbon Road because doing so requires crossing a significant wetlands area, specifically the area that drains from his pond into and through Lisbon near Sullivan Road.

The 50-foot strip of land purchased by the land owner had through the center of it an existing driveway or "cart path." It has been brought to the landowner's attention that this strip of land is also adjacent to a wetland area and therefore appears to be a wetlands buffer area.

The landowner simply wants to utilize and improve as necessary the existing driveway area, (which runs through the center of his 50-foot wide strip of land and is approximately 12 feet wide), to allow access to his property in Canterbury for the purpose of forestry management and harvesting.

The landowner anticipates bringing in gravel and stone to improve the driveway as necessary. It is estimated that approximately 20 yards of material will be used to improve the existing roadway. The land owner will utilize hay bales and stakes where necessary along the edge of this roadway on the side adjacent to the wetlands to prevent erosion into the wetlands area. Improvements to the driveway will be made within the next 60 days and maintained thereafter as necessary to prevent erosion into the adjacent wetlands area or tracking dirt or mud onto the surface of Sullivan Rd. The landowner plans no harvesting of trees on the Lisbon portion of his property, except trimming or cutting necessary to bring in and remove equipment through the actual driveway.

### **Geographic Location of Property to be Affected by Proposed Activity**

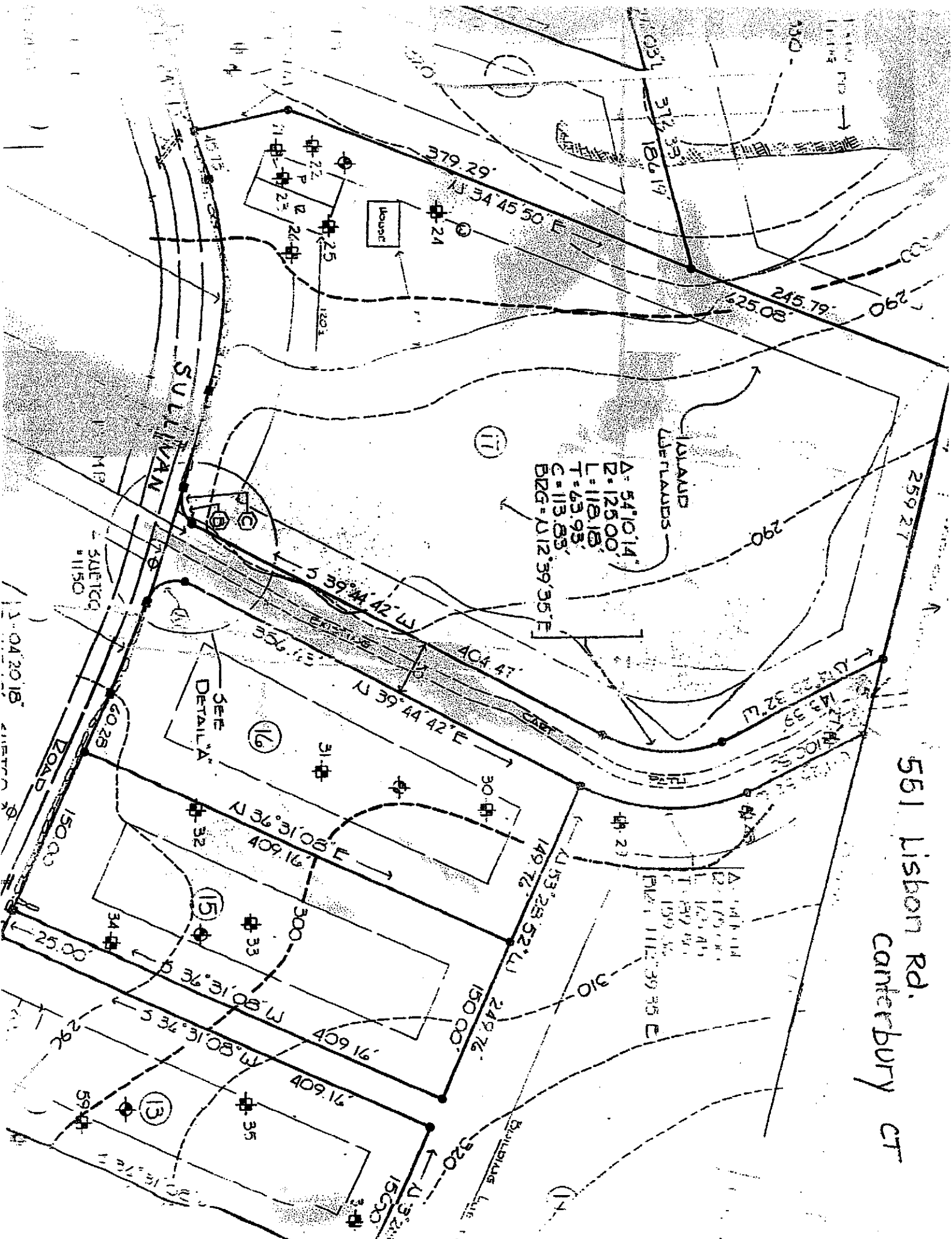
50 foot wide strip of land known as 72 Sullivan Rd., Lisbon CT. The total area of this land is approximately .75 acre.

**List Alternatives to Application Proposal Which Were Considered and Why Application Proposal Was Chosen**

Alternative means of accessing this portion of the landowner's property have been explored. But the reality is that any effort to access this portion of the landowner's property with forestry equipment (or even a pick up truck or lawn tractor) would require crossing active wetlands that include running streams that flow all year and/or swampy areas that are vast and undisturbed. There is no alternative route available that would not more significantly compromise a wetlands area. The property owner has diligently maintained his property in its natural condition for over 10 years with no desire to disturb significant existing wetlands area or wetlands habitat. Even friends who hunt this area of the property access the property through this strip of land rather than crossing the existing wetlands area.

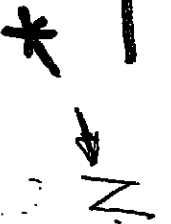
When the 50 foot strip of property leading from Sullivan Road to his property was offered to him for sale, the landowners purchased the land with the express intention to utilize the existing driveway as the safest, most environmentally protective means to access his land for all purposes, including forestry, recreation and conservation.

561 Lisbon Rd.  
Canterbury CT



1-04-2018

NOT TO SCALE



551 Lisbon Rd  
Canterbury CT

2257 ft frontage

Lake



70

298

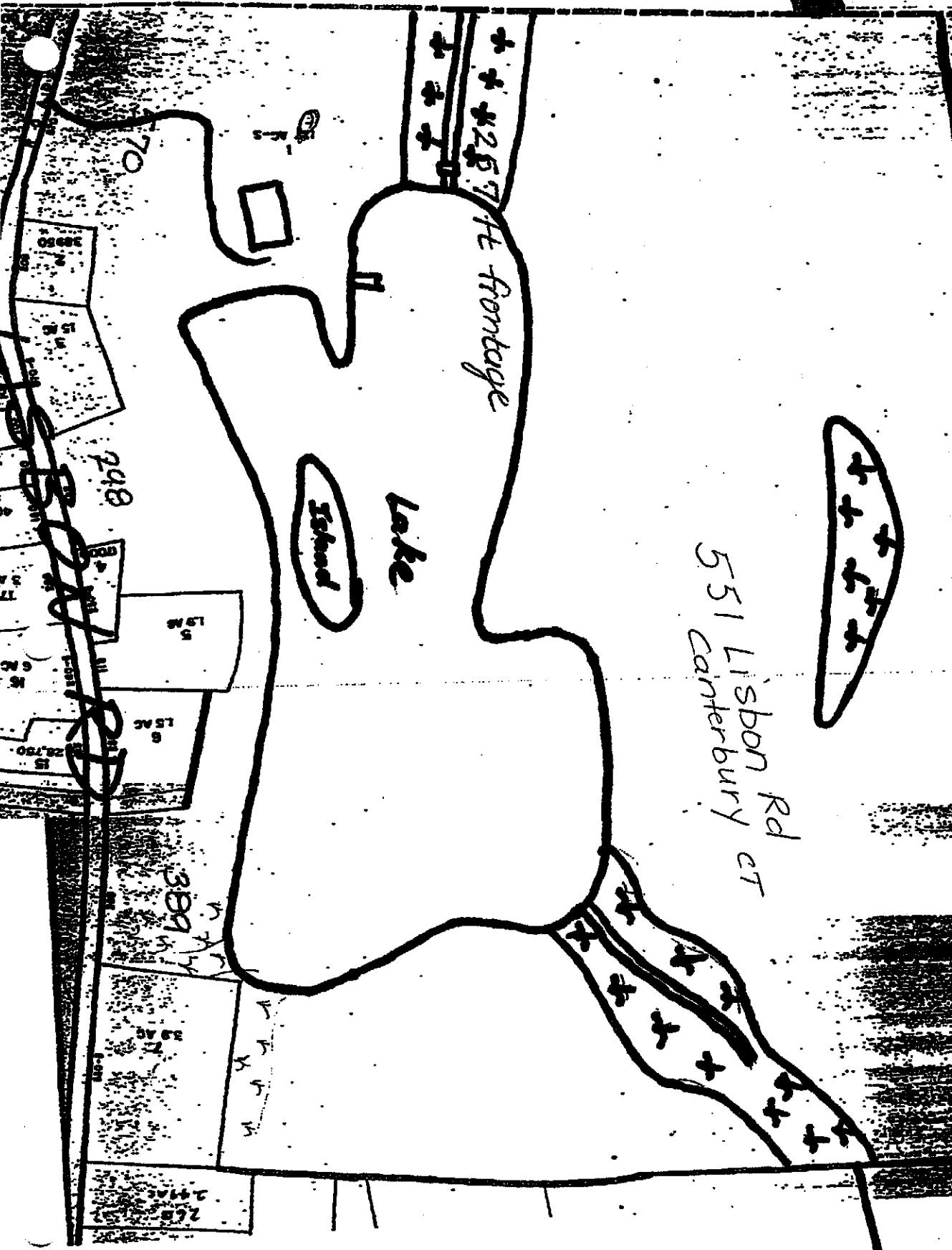
LSM

LSAC

389

LSM

268





CONNECTICUT DEPARTMENT OF  
ENVIRONMENTAL PROTECTION  
79 Elm Street  
Hartford, CT 06106-5127

Gina McCarthy, Commissioner

GIS CODE #: \_\_\_\_\_  
For DEP Use Only

## Statewide Inland Wetlands & Watercourses Activity Reporting Form

Please complete and mail this form in accordance with the instructions. Please print or type.

### PART I: To Be Completed By The Inland Wetlands Agency Only

1. DATE ACTION WAS TAKEN: Year 2013 Month APRIL
2. ACTION TAKEN (circle one): A B C D E F G H
3. WAS A PUBLIC HEARING HELD? Yes \_\_\_\_\_ No X
4. NAME OF AGENCY OFFICIAL VERIFYING AND COMPLETING THIS FORM:  
(print) JOSEPH R. THERON (signature) [Signature]

### PART II: To Be Completed By The Inland Wetlands Agency Or The Applicant

5. TOWN IN WHICH THE ACTION IS OCCURRING: LISBON, CT  
Does this project cross municipal boundaries? Yes \_\_\_\_\_ No X  
If Yes, list the other town(s) in which the action is occurring: \_\_\_\_\_
6. LOCATION: USGS Quad Map Name: SCOTLAND AND Quad Number: 57  
Subregional Drainage Basin Number: 3805
7. NAME OF APPLICANT, VIOLATOR OR PETITIONER: THOMAS TEIXERIA
8. NAME & ADDRESS/LOCATION OF PROJECT SITE: 72 SULLIVAN RD LISBON, CT  
Briefly describe the action/project/activity: CONSTRUCTION OF GRAVEL ACCESS ROAD
9. ACTIVITY PURPOSE CODE: G
10. ACTIVITY TYPE CODE(S): 1
11. WETLAND / WATERCOURSE AREA ALTERED [must be provided in acres or linear feet as indicated]:  
Wetlands: .008 acres Open Water Body: 0 acres Stream: 0 linear feet
12. UPLAND AREA ALTERED [must be provided in acres as indicated]: .02 acres
13. AREA OF WETLANDS AND / OR WATERCOURSES RESTORED, ENHANCED OR CREATED: 0 acres  
[must be provided in acres as indicated]

DATE RECEIVED:

### PART III: To Be Completed By The DEP

DATE RETURNED TO DEP:

FORM COMPLETED: YES NO

FORM CORRECTED / COMPLETED: YES NO



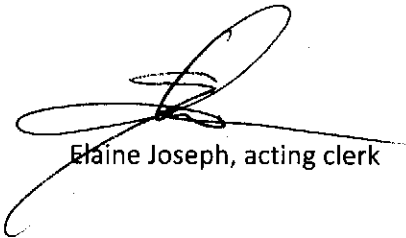
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- j. Any other business which may properly come before the Commisison – Motion to nominate Steve Brown and Martin Mlymiec to the Aquarian Water Company awards.

VOTE: UNANIMOUS, MOTION CARRIED

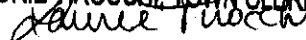
- k. Adjournment – Motion by J. Lewerk second by R. Hamel to adjourn at 7:38 P.M.

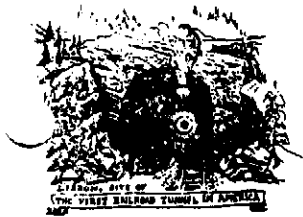
VOTE: UNANIMOUS, MOTION CARRIED



Elaine Joseph, acting clerk

APPROVED: \_\_\_\_\_  
Hans Kvist, Chairman

RECEIVED FOR RECORD AT LISBON  
CT ON 04/22/13 AT 2:25pm  
ATTEST. LAURIE TIROCCO, TOWN CLERK  




CONSERVATION COMMISSION  
TOWN OF LISBON  
1 Newent Road  
Lisbon, Connecticut 06351

NOTICE OF DECISION

Town of Lisbon  
Conservation Commission

Pursuant to Section 22a-42a of the Connecticut General Statutes, the Town of Lisbon Conservation Commission hereby serves notice that it has granted the following application:

1. Application #13-01, Thomas Teixeira – 72 Sullivan Road – to utilize and improve as necessary the existing driveway area to allow access to his property in Canterbury for the purpose of forestry management.

APPROVED WITH CONDITIONS

Dated at Lisbon, Connecticut this 22<sup>nd</sup> day of April, 2013

Hans Kvist, Chairman  
Lisbon Conservation Commission

RECEIVED FOR RECORD AT LISBON  
CT ON 04/22/2013 AT 2:25 pm  
ATTEST. LAURIE TIROCCHI, TOWN CLERK  
*L. Tirocchi*