



TOWN OF FAIRFIELD
CONSERVATION COMMISSION
INLAND WETLANDS AGENCY
725 Old Post Road – Fairfield, CT 06824

December 7, 2022
7:00pm

The Conservation Commission, acting as the Inland Wetlands Agency will hold a Public Meeting at 7:00 p.m. on Wednesday, December 7, 2022 in the Board of Education Meeting Room, 2nd Floor, 501 Kings Highway East, Fairfield, CT and via WebEx. Members of the Public: To View or Listen by Phone:

- Via Webex: <https://tofit.my.webex.com/join/fairfield>
- By phone: dial 1-510-338-9438 access code: 624-512-956

Please Note:

- ✓ If you call to listen, you will not be heard by the committee members and there will be no live public comment until called for by the Chair during the meeting. The public is encouraged to send their comments before the meeting to the following email: Conservation@fairfieldct.org with Inland Wetlands 12/07/22 Meeting in the subject line.
- ✓ Backup documents relating to agenda items can be found at: <https://FileCloud.town.fairfield.ct.us/url/vm2kxivhyahcdy6x>

I. CALL TO ORDER

II. APPOINTMENT OF ALTERNATES

III. APPROVAL OF DRAFT MEETING MINUTES

1. **Site Walk Meeting:** October 26, 2022
2. **Inland Wetlands Agency Meeting:** November 2, 2022
3. **Site Walk Meeting:** November 13, 2022

IV. APPLICATIONS FOR RECEIPT

1. **WP-22-313, Town of Fairfield, 40 Riverfield Drive
Map 177 Parcel 15
Maintenance of a drainage swale/watercourse within a regulated area (on
Riverfield Drive, Pell Meadow Drive and Doreen Drive)
Application type: Significant or Non-significant
Public Hearing petition received: Yes or No as of 11-30-22**



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Petition period ends 12-21-22

Is a public hearing in the public interest? Yes

Last day for public hearing or decision is February 10, 2023

Last regular meeting prior is February 1*, 2023.

(*Estimated date—2023 meeting schedule not yet set.)

Staff recommends scheduling a public hearing for January or February monthly meeting.

V. APPLICATIONS FOR DISCUSSION

- 1. WP-22-267, Williams, 3685 Black Rock Turnpike (Black Rock Cong Church)
Map 72 Parcels 178**

Connect six existing drain pipes via a manhole to the town drain pipe within a regulated area

Last day for public hearing or decision is January 6, 2023.

Last regular meeting prior is January 4*, 2023.

(*Estimated date—2023 meeting schedule not yet set.)

Staff recommends approval with conditions.

VI. BILLS AND BOND RELEASES

- 1. IWP 2018-19-17**, originally Keefe, now Siladi, 1407 Redding Road, Construct new house and septic within a regulated area. Request for final bond release of \$4,500.
- 2. IWP 2020-21-16**, Kim, 100 Mine Hill Road, Construction of new dwelling, accessory structure and subsurface sewage disposal system within a regulated area. Request for partial bond release of \$18,750 of original \$6,250 bond.

VII. LEGAL/ENFORCEMENT ACTIONS

- 1. (Cont.) Show-Cause Hearing: Jeanine Norwood, 120 Wakeman Lane, Southport
Map 246 Parcel 5C.** Clearing of wetlands vegetation and deposition of material within a wetland
- 2. (Cont.) Cynthia O'Malley, 47 Quaker Lane, Map 12 Parcel 318.** Conducted filling, grading, landscaping of a mapped wetland and Regulated Area without a permit



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3. **(Cont.) Show-Cause Hearing: Lobo, ATL Builders LLC, 447 Stratfield Road Map 31 Parcel 202.** Deposition/filling of material, disturbance of the natural and indigenous character of the land, ground disturbance and conducting a regulated activity within a regulated area.
4. **(Cont.) Show-Cause Hearing: Zhao, 137 Woods End Road Map 145 Parcel 70.** Deposition/filling of material within a wetlands/watercourse, disturbance of the natural and indigenous character of the land, ground disturbance and conducting a significant activity within a regulated area.

VIII. STAFF REPORT

1. Reports from the Conservation Department
 - a) **CWC permit applications received: 10**
 - b) **Notice of Violations issued: 2**
 - c) **Bonds Released: 19**
2. Sitewalks for November
3. 2023 Conservation Commission and Inland Wetlands Agency Meeting Schedule
4. Save-The-Date: Commissioner Training January 18, 2023

IX. PUBLIC HEARINGS

1. **(Cont.) WP-22-289, J.P. Franzen Associates Architects, P.C, 60 & 22 Brett Road Map 168 Parcels 40A & 40**
Construction of a new dwelling with driveway, drainage, subsurface sewage disposal system, in-ground pool, pool house, and solar arrays within a regulated area
 - Decision may be made if the hearing is completed, or the hearing may be continued. The original 35-day public hearing timeframe to complete the hearing ends on December 7, 2022. A 65-day time extension may be provided by the applicant, so a further public hearing continuation to February 10, 2023 is possible. A potential continuation date January 4*, 2023.
(*Estimated date—2023 meeting schedule not yet set.)

Staff recommends approval with conditions.



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**2. (Cont.) WP-22-258, Fairfield Housing Corporation, 980 High Street
Map 77 Parcel 340
Construction of a 40 unit assisted multifamily affordable housing development
within a regulated area**

- Decision may be made if the hearing is completed, or the hearing may be continued. The original 35-day public hearing timeframe to complete the hearing ends on December 7, 2022. A 65-day time extension may be provided by the applicant, so a further public hearing continuation to February 10, 2023 is possible. A potential continuation date January 4*, 2023.
(*Estimated date—2023 meeting schedule not yet set.)

Staff recommends continuing public hearing pending additional information.

Applicant requests reconsideration of fee waiver.

X. OTHER

XI. ADJOURN