



City of Shelton Conservation Commission

Meeting Minutes for December 1, 2021

This meeting was held virtually. Video recording is posted on the Conservation Commission's YouTube channel: <https://www.youtube.com/watch?v=-Rju4YXaj9A>

Members Present: Tom Harbinson (Chair), Tom Wilson, Sheri Dutkanicz, Jim Tate

Absent: Ed McCreery, Bill Dyer

The meeting was called to order at 8:05 pm by Tom Harbinson.

Meeting Minutes: **Sheri Dutkanicz made a motion to approve the minutes for September 1, 2021 (no meeting was held in October). Seconded by Tom Wilson. All were in favor.**

2022 Meeting Dates: Commission members agreed to continue meeting the first Wednesday of each month at 7:00 pm. Meetings will be held via Zoom. If City Hall becomes available at 7:00 pm, the meetings will be held there in Room 104. Meeting dates: Jan. 5, Feb 2, March 2, April 6, May 4, June 1, July 6, August 3, Sept 7, Oct. 5, Nov. 2, Dec. 7.

Natural Resource Manager Report - Trombetta Woods: Teresa Gallagher reported that she constructed a half-mile loop trail on the Trombetta open space (Map 155 Lot 1) known as Trombetta Woods after finding invasive Mile-a-Minute vine on the property. The invasive vine will need to be managed. In order for the public to access Trombetta Woods from the end of Stockmal Trail, permission must be acquired to cross 150 feet of Aquarion property that is part of Centennial Watershed State Forest. Means Brook flows through the property. There is no other way for residents to access that open space. A committee consisting of one member each from the CT DEEP, Aquarion, and the Nature Conservancy reviews all requests for recreation within the state forest. Trombetta Woods public access has been a long-standing goal of the Conservation Commission. A DEEP open space grant was awarded in 2000 to purchase a conservation/pedestrian easement over the Stockmal property so that the public could access Trombetta woods. But there is

still the Aquarion property to cross, along with Means Brook. She will be meeting with members of the committee that manage the property later this month.

Applications for Developments:

1. PZC #21-24, 7 Ivy Brook Road, PDD, 63 dwellings on 3.07 acres.

Tom Harbinson performed a screenshare of the proposed development and noted the high density and lack of open space. The nearby Four Winds development was also high density, but substantial open space was preserved to balance the new development. He recommended sending a letter similar to the letter that was recently sent regarding 405 Long Hill Ave “Brookview Heights”, which was another residential PDD without any open space set aside or fee-in-lieu of open space. Jim Tate said it was not to the City’s benefit from a conservation perspective. A letter should be drafted asking for the site plan to be revisited with better buffers and note the open space corridor across the street. Or require a fee-in-lieu of open space. There’s a reason why we have requirements for open space set-asides. There should also be sidewalks. Tom Harbinson noted that the bus stops on Constitution Blvd, but there would be no way for the new residents to easily walk to the bus stop without sidewalks. **Tom Harbinson made a motion to write a letter to the Planning and Zoning Commission with Jim Tate’s points. Seconded by Sheri Dutkanicz. All were in favor.**

The meeting was adjourned at 7:36 pm

Meeting minutes were prepared by Teresa Gallagher and should be considered in draft form until adopted at the next meeting.