

CONNECTICUT RIVER GATEWAY COMMISSION

REGULAR MEETING MINUTES

August 28, 2008

Present/Absent:

<i>Chester:</i>	<i>Margaret Wilson, Martha Wallace</i>
Deep River:	Amy Petrone, Nancy Fishbach
<i>East Haddam:</i>	<i>Vacancy, Robert Boulware</i>
Essex:	Ed Marlowe, Fred Vollono
<i>Fenwick:</i>	<i>Chuck Chadwick</i>
Haddam:	<i>Scott Thompson, Susan Bement</i>
Lyme:	<i>Kevin Mazer, J. Melvin Woody</i>
<i>Old Lyme:</i>	<i>Vacancy, Ted Crosby</i>
Old Saybrook:	Madge Fish, David Lemay
CRERPA:	Steve Williams
Midstate RPA:	Raoul De Brigard, Stacia DeMichele
DEP:	David Blatt
Staff:	J.H. Torrance Downes
Tidewater:	Judy Preston

Call to Order

Vice Chairman Melvin Woody called the regular meeting of the Gateway Commission to order at 7:40 pm in the CRERPA meeting room.

Approval of Minutes

Nancy Fischbach moved to accept the minutes from July 24, 2008. David Blatt seconded. All were in favor.

Guests

Amy Paterson, Trust for Public Land
Alicia Betty, Trust for Public Land
Sandy Prisloe, Chester Conservation Commission

The listed guests came to seek support from the Gateway Commission in the amount of \$75,000 to help purchase the Otfinosky property in Chester. The 4.6 acre parcel is right along the CT River and would provide a significant riparian buffer in a developed area. A copy of the memo of request for support will be filed with these minutes. Sandy Prisloe spoke to the town's desire to provide water/land access to paddle craft and the necessary limited improvements to the property that might be involved. **Prisloe reported that** DEP restrictions would **likely** include passive recreation access only among other conservation measures. The Trust for Public Land hopes to complete the acquisition funding by March, 2009. Treasurer Peggy Wilson provided updated financial numbers for the Commission. Following questions and discussion, **Nancy Fischbach moved to support the purchase of the Otfinosky property pending discussion of specific conditions or requests in return for financial support.** Steve Williams seconded. All were in favor.

Staff Report & Correspondence

- (1) Climate Change Symposium, East Haddam – October
Keynote Speaker Gary Yohe – Co-Nobel Prize Winner with Al Gore. Gateway Commission would have a “booth” and show their presence as an environmental partner in the lower CT River.
- (2) CT Yankee, Supplemental Information Memo – Due September 5, 2008. Will be sent via email as written unless other suggestions are forthcoming.
- (3) Riparian Buffer Clearing - 15 Mallard Drive, Old Saybrook (Pictures)
Reported to ZEO Costa for follow-up. Presented to Gateway Commission to demonstrate the level of public awareness of activities on the river. The clearing was reported by a nearby neighbor.
- (4) Old Saybrook Gateway Regulations – Staff of the OSZC and GC discussed potential modifications to Gateway regulations adopted by the ZC. Specifically, discussions primarily involved how to handle the riparian buffer setback that the ZC adopted beyond the 50 foot Gateway minimum standard (i.e. the area between 50 and 100 feet). Concern has been raised that by increasing the minimum standard from 50 feet to 100 feet for the riparian buffer area, a significant number of variance requests will result. Usually variances of regulations should be more the exception than the rule. Too many variance requests raises the question of whether a particular standard is too stringent.

Treasurer's Report

Staff distributed the Treasurer's Report in Peggy Wilson's absence.

Ed Marlowe moved to pay the month's bills for \$ to CRERPA, and \$1120.00 to Tidewater. Nancy Fischbach seconded. All were in favor.

Tidewater

Judy's report was replaced by her work on the boat trip this month. Next month she will present some specific language for strengthening the riparian buffer regulations.

Referrals

Attorney Royston presented a variance application on behalf of the **Lallier Property at 14 Mulberry Street in Old Saybrook**. Requested variances are for the 100 foot riparian buffer and the 100 foot structure setback for construction of a two-story residence after demolition of the existing single story structure. Following the presentation and discussion, **Nancy Fischbach moved that the Gateway Commission pose no objection to the requested variances with the conditions that significant and appropriate vegetation is planted along the length of the tidal wetlands; and that the house does not protrude any closer to South Cove than the existing structure.** Susan Bement seconded. All were in favor with the exception of Madge Fish who abstained.

A variance is also being sought for the **Mazzella Property at 174 North Cove Road in Old Saybrook** for [a] streetline setbacks along North Cove Road on the north and Cromwell Street on the west. The application entails demolition of a **one-story** portion of the existing structure **with the addition** of a new two-story addition on the eastern side of the building. The addition will not affect the historic 1645 "Samuel Doty House" that has long been incorporated into the structure, although a small porch will be added to the rear. **Nancy Fischbach moved that the Gateway Commission pose no objection to the requested variance.** Ed Marlowe seconded. All were in favor with the exception of Madge Fish who abstained.

Status of 2004 Standards

There was **no report on the status of** pending Standards.

Status of Gateway Owned Properties

No update.

New Business

- Madge Fish reported that Old Saybrook lost their Sams appeal because the judge determined that the gabion wall in question was not a structure. Old Saybrook will not appeal the decision but has changed their definitions for future situations. David Blatt reported that the DEP case is still pending.
- The Gateway discussion of wind turbines was scheduled for **Tuesday, September 16, 2008 at 7:30pm at CRERPA.**
- In preparation for the October Annual Meeting, the Commission, acting as a Committee of the Whole, discussed officer nominations. **Steve Williams moved to nominate the following officers for the coming year:**
Melvin Woody – Chair
Nancy Fischbach – Vice Chair
Madge Fish – Secretary
Peggy Wilson – Treasurer
Ed Marlowe seconded. All were in favor.
- **Susan Bement moved to reimburse Judy Preston and Nancy Fischbach for the cost of wine, cheese and pizza for the boat trip.** Steve Williams seconded. All were in favor.

Adjournment

There being no further business, Ed Marlowe moved to adjourn the meeting at 9:15 pm.

Respectfully submitted,
Dorothy Papp

**The next SPECIAL meeting of the Gateway Commission
is Tuesday, September 16, 2008**

**The next REGULAR meeting of the Gateway Commission
is Thursday, September 25, 2008**