



TOWN OF OLD LYME

www.oldlyme-ct.gov

Inland Wetlands and Watercourses Commission

52 Lyme Street | Old Lyme, CT 06371

Tel. (860) 434-1605 ext. 234

MINUTES

SPECIAL MEETING

OLD LYME INLAND WETLANDS AND WATERCOURSES COMMISSION

TUESDAY, APRIL 29, 2025

6:00 PM

MEETING HALL

52 LYME STREET

OLD LYME, CT

PRESENT WERE: Michael Aurelia, John Mesham, Todd Crolius, Rob Janes, Peter Friel, Jared Bombaci, Rachael Gaudio

ABSENT: Scott Basham, Tom Machnik

Chair Gaudio called the meeting to order at 6PM.

OLD BUSINESS

1. Show Cause Hearing to Address an Issued Cease and Desist Order:

16 Neck Road, Old Lyme, CT

2 Sharon Drive, Old Lyme, CT

Mr. Nocito was not present at the

Chair Gaudio stated that the Commission had just gone out to inspect the site, as she was not able to visit the site, she asked for members of the Commission to share what they saw.

J. Mesham explained the status of the site. There is a lack of erosion control on the site, not well maintained storm drains controls as well as a retention pond that has a drainpipe that's not properly surrounded by correct material. As a result, heavily silted water is making its way down to the wetland. Mesham stated that the house appears to be sited incorrectly thus making it difficult for the Commission to recognize where a buffer is supposed to be in place. Silt Fencing has not been properly maintained.

J. Bombaci stated that it did not appear that any E&S control measures are properly installed or adequate.

J. Mesham stated that there are hay bales that have pipes through them to aid water to get through the bales.

M. Aurelia noted that no part of the site is stabilized and makes it challenging for the Commission to check if the agreed upon plan from the permit is being followed.



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Commission members agreed that they do not believe the permittee had the skills or staff to correct what needs to be done. It was recommended that the town bring in a consultant at the cost of the permittee.

E. Knapp explained to the Commission that even though some of the siltation has occurred outside of the 100 ft jurisdiction, it is clear that there is impact to the wetland.

J. Mesham made an order to continue the C&D order that is currently on the site. The motion passed unanimously.

The Commission voted not to lift the C&D order. It then added new requirements:

1. An accurate survey of the foundation (or proto foundation) for 2 Sharon, as the Commissioners were concerned, it was not being placed in the correct location.
2. The buffer area staked out and an actual planting plan, prepared by a professional landscape architect
3. The wetlands reflagged.
4. The Commission are to have our consulting engineer go out and prepare an emergency erosion control plan to stabilize the site, with the cost for this being paid by the applicant.
5. The Commission is to ask the consulting engineer to prepare an estimate for an erosion control bond.
6. I am to consult with Commission counsel (Ed Cassella) on next legal steps, including possible litigation.
7. I am to provide copies of the Wetlands Commission minutes and orders to the Building Official and Zoning Commission in order to obtain their cooperation in getting the site back under control.

The Commission discussed placing a bond but agreed to have a consulting engineer estimate the costs prior to establishing a bond. E. Knapp stated he would let the Zoning Commission, and the Building Official know of what the Wetlands Commission had been discussing pertaining to the sites.

The Chair made a motion to adjourn at 6:29PM. J. Mesham seconded the motion, the motion passed unanimously.

Respectfully submitted,
Falyn McQuarrie
Land Use Technician

THE NEXT REGULAR MEETING OF THE INLAND WETLAND AND WATERCOURSES COMMISSION IS
TUESDAY, MAY 27, 2025, AT 6:00 P.M. IN THE MEETING HALL,
MEMORIAL TOWN HALL, 52 LYME STREET, OLD LYME, CT