

**Town of Goshen
Inland and Wetlands Commission
Regular Meeting Minutes
Thursday, November 7, 2024 7:15PM**

Present: Tom Stansfield, Dante Malanca, Ray Turri, Lorraine Lucas, Devin Stilson and Andy Savage.

Excused: Matt Wheeler

Others: Spencer Musselman, Todd Carusillo, Scott Olson, Gary Stango Jr. and Fred Nilsen.

1. CALL MEETING TO ORDER: Mr. Stansfield called the meeting to order at 7:15PM. The meeting was conducted in person at Goshen Town Hall.

2. READING OF THE MINUTES: The minutes of the regular meeting of October 3, 2024 were reviewed by the Commissioners.

MOTION by Mr. Turri and seconded by Mr. Stilson, it was VOTED to accept the minutes from the October 3, 2024 regular meeting as submitted. Motion carries.

3. OLD BUSINESS:

A. Robert Mutch for Barbara Ziogas, 134 Sandy Beach Road - Reappointment of existing seawall: No questions or comments from Commissioners or Staff.

MOTION by Mr. Turri and seconded by Mr. Stilson, it was VOTED to Approve the application for Robert Mutch for Barbara Ziogas, 134 Sandy Beach Road, Reappointment of existing seawall. Motion carries.

B. Rebecca Godson, Cornwall Drive 07 035 00 - Construction of a single family dwelling, pump chamber and well in upland review area as per original permit 14-10-01W: Review of original plan was done, they have no plan to make any changes. It was noted that there are 3 conditions on the original permit and those are to be carried over (1. All disturbed areas will be stabilized (even if temporarily) no later than November 1. 2. The wetlands boundary is to be delineated in the field by the posting of durable markers. 3. Construction is to be done during a time of year when the water level is lower) . Staff is not aware of any other issues.

MOTION by Mr. Turri and seconded by Ms. Lucas, it was VOTED to Approve the application for Rebecca Godson, Cornwall Drive 07 035 00, Construction of a single family dwelling, pump chamber and well in upland review area as per original permit 14-10-01W with same conditions. Motion carries.

C. Morton and Judith Grosz, 173 Sherbrook Drive - House Extension: Wetlands were flagged, stock piles do not have erosion control but can make a condition, AC and generator moved on new plan and propane tanks can stay.

MOTION by Mr. Turri and seconded by Mr. Stilson, it was VOTED to Approve the application for Morton and Judith Grosz, 173 Sherbrook Drive, House Extension with the following conditions: 1. Silt fence to be installed around the stockpile and 2. E&S Controls before construction. Motion carries.

4. NEW BUSINESS:

- A. Fred Nilsen, 411 Milton Road - Request to extend "Phase 1" deadline to July 1, 2025: Timeline has gone by, Phase 1 not started and building has not started; they are in discussion with HOA; Phase 1 and timeline were reviewed; looking to start early spring and it was requested that they work with enforcement officer since we do not know what the season will look like; William Colby will be the engineer; it was made clear that 1st phase is to be completed before anything else starts.

MOTION by Mr. Stilson and seconded by Mr. Turri, it was VOTED to Extend Phase 1 of Fred Nilsen, 411 Milton Road to November 1, 2025 with a progress report for July 1, 2025. Motion carries.

- B. Permit Transfer Request from Edmond Meto, Lot 477 Sherbrook Drive - IW Permit 24-2W issued 1/4/24 to Brandon and Karen Sandor for the construction of a new dwelling: Requesting permit transfer with same conditions and end date.

MOTION by Mr. Turri and seconded by Ms. Lucas, it was VOTED to Transfer permit 24-2W Lot 477 Sherbrook Drive, from Brandon and Karen Sandor to Edmond Meto for construction of new dwelling with same conditions and end date. Motion carries.

- C. Permit Transfer Request from Edmond Meto, Lot 149 Bueford Court - IW Permit 24-4W issued 3/7/24 to Vance and Jennifer Kusaila for the construction of a new dwelling: Requesting permit transfer with same conditions and end date.

MOTION by Mr. Stansfield and seconded by Mr. Turri, it was VOTED to Transfer permit 24-4W Lot 149 Bueford Court, from Vance and Jennifer Kusaila to Edmond Meto for the construction of a new dwelling. Motion carries.

MOTION by Mr. Stansfield and seconded by Mr. Turri, was VOTED to add applications for Gary Stango Jr, 54 Bare Hill Road, and Michael Leitman, 12 Wynwood Court. Motion carries.

- D. Gary Stango Jr, 54 Bare Hill Road - Creation of modified wetlands area within new pasture creation area: Tree removal needed in wetlands; working with USDA; have lost sheep and goats to Barber Pole Worm and working on a plan to have them die of naturally; WL report attached; it was determined that it does fall under 4.1.A Wetlands Regulations, exception for Agricultural purposes.

MOTION by Mr. Stansfield and seconded by Mr. Stilson, it was VOTED that exception was found in 4.1.A of the Wetlands Regulations for Gary Stango Jr, 54 Bare Hill Road, Creation of modified wetlands area within new pasture creation area. Motion carries.

- E. Michael Leitman, 12 Wynwood Court - Modification of permit 24-13W for additional 7'x50' deck along pool: Drawings were reviewed.

MOTION by Mr. Stansfield and seconded by Mr. Turri, it was VOTED to Accept the application for Michael Leitman, 12 Wynwood Court - Modification of permit 24-13W for additional 7'x50' deck along pool. Motion carries.

5. AGENT DETERMINATION:

- A. Richards, 222 East Hyerdale Drive - 24-29W enclose ground floor area under first floor media room. No excavation and current footprint will remain the same: Mr. Musselman reviewed the AD.

6. INLAND WETLANDS ENFORCEMENT OFFICER REPORT: Mr. Musselman did a review of his attached IWC Activities Report for November 2024 and noted that he needs to check on the Art Barn activity.

MOTION by Mr. Turri and seconded by Mr. Stilson, it was VOTED to accept the Enforcement Officer Report for November 2024. Motion carries.

7. CORRESPONDENCE: None

8. OTHER BUSINESS PROPER TO COME BEFORE THE COMMISSION: Calendar for 2025 was presented to Commissioners.

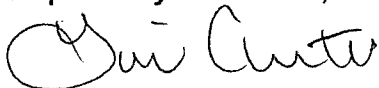
MOTION by Mr. Turri and seconded by Mr. Stilson, it was VOTED to accept the 2025 Calendar for IWC. Motion carries.

Upcoming openings for IWC were discussed as was the Chairman's position.

MOTION by Mr. Turri and seconded by Mr. Stilson, Lorriane Lucas was Nominated to the position of Chairman for IWC. Vote was a unanimous yes for Lorriane Lucas to be Chairwomen of IWC. Motion carries.

9. ADJOURNMENT: **MOTION by Mr. Stilson to adjourn the meeting at 7:53PM. Motion carries.**

Respectfully Submitted,



Lori Clinton, Commission Clerk

Received Nov 11, 2024 1:31 PM
Attest JK. Cill
Asst. Goshen Town Clerk