1. Call to Order/Roll Call.

2. Approval of Minutes.
   A. December 13, 2023 Special Meeting

3. Agenda Review.

4. Election of Officers (Election process framework provided).

5. Discussion regarding Commission site walks (Email clarification provided).

   A. IWWC 23-28
      Applicant: John DiCara on behalf of Catherine Lee, property owner
      Location: 102 Shore Drive
      Proposal: 22' addition to front of house, enclose deck at rear, cover access deck on north side, construct concrete retaining wall, remove asphalt parking, add engineered pervious pavers as shown on Plot Plan.
      Application Received: 12/13/23
      Application 65 Day Review Period: 2/07/24

   B. IWWC 23-2-1
      Applicant: Maureen Pizzano
      Location: 148 East Wakefield Boulevard
      Proposal: 40' Dock and a boat lift.
      Application Received: 12/13/23
      Application 65 Day Review Period: 2/07/24

7. Old Business.
   A. IWWC 23-24
      Applicant: Lana Stemler (written request to withdraw application by property owner provided)
      Location: 542 West Wakefield Boulevard
      Proposal: New Garage in the review area
      Application Received: 11/15/23
      Application 65 Day Review Period: 1/19/24

   B. IWWC 23-27
      Applicant: William Colby on behalf of prospective buyer Christopher Galvin
      Location: M/B/L 042/157/13-1 "144-B Newfield Road"
      Proposal: Development of lot with single family home, on-site septic and well
      Application Received: 12/13/23
      Application 65 Day Review Period: 2/07/24
C. IWWC 23-28
   Applicant: John DiCara on behalf of Catherine Lee, property owner
   Location: 102 Shore Drive
   Proposal: 22’ addition to front of house, enclose deck at rear, cover access deck on north side, construct concrete retaining wall, remove asphalt parking, add engineered pervious pavers as shown on Plot Plan.
   Application Received: 12/13/23
   Application 65 Day Review Period: 2/07/24

D. IWWC 23-29
   Applicant: Bryan Dwyer on behalf of Timothy and Kristin Perra
   Location: 176 Shore Drive
   Proposal: Rebuild lake wall.
   Application Received: 12/13/23
   Application 65 Day Review Period: 2/07/24

E. IWWC 23-2-1
   Applicant: Maureen Pizzano
   Location: 148 East Wakefield Boulevard
   Proposal: 40’ Dock and a boat lift.
   Application Received: 12/13/23
   Application 65 Day Review Period: 2/07/24


A. IWWC 23-30 NOTE, Please bring application materials from December packet
   Applicant: Kevin Grindle on behalf of KR 185 Torrington Road (USA Waste & Recycling)
   Location: 185 Torrington Road
   Proposal: Construction of a truck maintenance garage and associated site improvements
   Application Received: 1/17/24
   Application 65 Day Review Period: 3/22/24

B. IWWC 23-31
   Applicant: Keith Larkin
   Location: Highland Park at Lewis Street extension between 103 & 109 Bridge Street (MBL 115/073/008)
   Proposal: Improvements to existing gravel access driveway for the eventual building of a single-family home
   Application Received: 1/17/24
   Application 65 Day Review Period: 3/22/24

C. IWWC 23-32
   Applicant: Brian Dwyer on behalf of McGuinness Trust
   Location: 512 West Wakefield Boulevard
   Proposal: Lake wall rebuild/repair approximately 10’-12’ x 2’ and replace existing steps from the terrace
   Application Received: 1/17/24
   Application 65 Day Review Period: 3/22/24

D. IWWC 23-33
   Applicant: Paul Marino
   Location: 680 East Wakefield Boulevard
   Proposal: Extend current dock to a total of 50’, perpendicular from the shoreline
   Application Received: 1/17/24
   Application 65 Day Review Period: 3/22/24
E. IWWC 24-1
   Applicant: Jason Bonati
   Location: 232 Perch Rock Trail
   Proposal: Repair/Replacement of existing sea wall and concrete pad
   Application Received: 1/17/24
   Application 65 Day Review Period: 3/22/24

F. IWWC 24-2
   Applicant: Bart Clark, Town of Winchester
   Location: Point Location 41.9472, -73.0512 (South of 106 Smith Hill Road)
   Proposal: Maintenance of Smith Hill Road Culvert
   Application Received: 1/17/24
   Application 65 Day Review Period: 3/22/24

9. Agent Actions.

A. Determinations.
   1. 21 Crescent Street, David Webb. Enhancement of existing stormwater runoff swale with earthen berm, protected by silt fencing and straw waddle, to keep mountain runoff away from the house, in the storm water system and off the street.
   2. 221 West Wakefield Boulevard, Duane Doot on behalf of Kenneth Prat et al. Driveway repairs including drainage enhancements to eliminate driveway washout onto street.

B. Warnings
   None

C. Violations/Orders
   A. 265 Colebrook Road
   B. North Main Street (18.1-acre parcel located behind 493 North Main Street)
   C. 308 East Wakefield Boulevard
   D. 713 East Wakefield Boulevard
   E. 139 West Wakefield Boulevard
   F. 52 Strong Terrace

10. Communications
   A. “Redlined” copy of Dock and Mooring Ordinance from the Subcommittee.

11. Other Business.
   A. Report from Dock and Mooring Ordinance Subcommittee - Jeff Lippincott, Jackie Mulvey, Mason Kiesewetter
   B. Report from Department of Public Works Liaisons – Russ Davenport and Jeff Lippincott
   C. Report from Highland Lake Watershed Association Liaisons – Jackie Mulvey
   D. Ongoing site visits at 137 Torrington Road

12. Adjourn.