

**Representative Policy Board  
Land Use Committee  
South Central Connecticut Regional Water District**

**January 13, 2021  
Meeting Transcription**

The regular meeting of the Land Use Committee of the Representative Policy Board of the South Central Connecticut Regional Water District ("RWA") took place on Wednesday, January 13, 2021 via remote access. Chair Betkoski presided.

Present: Committee Members: P. Betkoski, P. DeSantis, B. Eitzer, R. Harvey, M. Horbal, M. Levine, G. Malloy, J. Oslander and J. Mowat Young  
Authority: K. Curseaden  
Management: T. Norris and J. Triana  
RPB Staff: J. Slubowski

Peter:

Okay. You guys want to get going?

Bob:

Yes, we do.

Mike:

Yes.

Peter:

Okay, all right. So first of all, I'd like to thank Bob Harvey for running the meeting last month for me. I got jammed up with snow. I thought we were going to have a snowy winter but it was just that one storm so far. Right, Mark? Anyway, so thank you so much, Bob. You did a good job.

Bob:

No problem. No problem.

Greg:

Hey Peter, Peter?

Peter:

Yes.

Greg:

I just want to tell you it was a real smooth meeting.

Peter:

Representative Policy Board  
Land Use Committee  
January 13, 2021

Probably smoother than ever, right? That's what I want to hear. Okay, great. All right, everyone has their Safety Moment in front of them. It's unique. Like we were saying, I missed the last meeting because of snow but if you're out there, you've got to be prepared, read your Safety Moment.

Peter:

This poor fellow here, a woman, one or the other, left their sunroof open. That wouldn't have been too good. There's some good little advice there. We'll move on. Okay?

Greg:

Yeah.

Peter:

How about approval of minutes of December 9th?

Greg:

So moved [crosstalk 00:02:18].

Peter:

All in favor?

Greg:

Aye.

Brian:

Aye.

Bob:

Aye.

Jennifer:

Aye.

Mark:

Aye.

Peter:

Oppose? So carry. Okay. All right this is huge. Number three is John Triana? I imagine he's with us. Right, John?

John:

I'm here.

Representative Policy Board  
Land Use Committee  
January 13, 2021

Peter:

John, congratulations. Five years already with us.

John:

I've been here a lot longer than five years.

Peter:

What's this fifth anniversary then?

John:

The special topic for the night is to talk about the Land Use Plan, five years after it was last approved.

Peter:

How long have you been here, John?

John:

I've been here 26, going on 27, years now.

Peter:

I thought so. I thought so. Sorry about that.

John:

Okay. It only feels like 75 years but that's how it goes.

Peter:

Yeah. So much for going-

John:

So do-

Peter:

... Go ahead.

John:

Can I share my screen, Jenn?

Jennifer:

One minute, John. Okay, you're all set.

John:

All right, so I'll share my screen. Then we'll talk about the Land Use Plan. All right. The story begins actually in 1977, when the enabling legislation for the Regional Water Authority was adopted by the

Representative Policy Board  
Land Use Committee  
January 13, 2021

state legislature. In that, it outlines several things. Section 18 is the section of our enabling legislation that deals with land. In section 18 is sub-paragraph (b) here. I'll just read it for you.

John:

Within two years from the date it acquires all or any part of a water supply system, the authority shall develop and submit to the representative policy board for approval (1) standards for determining the suitability of its real property for categories of land use, including which, if any, of its real property may be surplus with regard to the purity and adequacy of both present and future water supply, which, if any, may be desirable for specified modes of recreation or open space use and which may be suitable for other uses, giving due consideration to the state plan of conservation and development, to classification and performance standards recommended in the final report of the council on water company lands pursuant to subsection (c) of section 16-49c of the general statutes and to other plans and standards as may be appropriate and (2) policies regarding the disposition of its real property, including identification of dispositions, which are unlikely to have any significant effect on the environment.

John:

Prior to approving any standards or policies specified in this subsection, the representative policy board shall hold one or more public hearings to consider the proposed standards and policies. The proposed standards and policies shall be available for public inspection in the offices of the authority from the date notice of such hearing is published.

John:

The authority may amend such standards and policies from time to time with the approval of the representative policy board, which shall hold public hearings if it deems such amendments substantial.

John:

So that was 1977. And it's not until 1980 that the water authority acquires all the assets of the New Haven water company. So at that point, then our predecessors started work on the Land Use Plan and it then was not adopted until 1983. After 1983, there were amendments in what was termed supplements. One was done in 1988. I believe another was completed in 1992. And then by 1996, we have the first real complete overhaul of the entire Land Use Plan 1996.

John:

The plan after that was going to be about five years subsequent to redo and go over the whole Land Use Plan again but you could do the math and five years after 1996, you get to 2001. And in the original Land Use Plan, there were many things that dealt with, what we would consider today to be critical information, and once 9/11 happened, then all work on the update of the Land Use Plan basically came to a halt and it was never revived again until about 2014 or so.

John:

I took this position in 2013 and in about 2014 or so is when we started actively talking about it and by 2015, we're actively working towards a new update that would've, at this point, have been 20 years after the last time everything was updated. And that's why I want to talk to you guys today.

Representative Policy Board  
Land Use Committee  
January 13, 2021

John:

There are several members of the LUC who are not here in 2016. Some are new, where there's other members who have seen this and this is all very much known, understood knowledge and known history for them. So I think I can stop sharing this and I'll share the plan itself. Let's see. It's this one.

Jamie:

Is that something that can be shared after the call, because I can't see it over the phone?

John:

Yes.

Jamie:

Thank you.

John:

If you haven't received one already, you definitely should have, and I'm sure that Jennifer can hook you up with it. Even if you don't get a paper copy, we can send you the PDF of what was approved in 2016.

John:

In 2016, as you see here, except for Jamie, everybody who can see what's going on and this is the front cover of it and it was approved by you and the entire Representative Policy Board on the 21st of 2016. And also, in this document, we did say that we would try to update it, go through a full, big update every 10 years. So we're at the halfway point of that term, so that's why I'm wanting to bring this up today.

John:

In the big picture, and I'll scroll down a little bit here, the Land Use Plan is divided into several sections, including the preface, the introduction, which, in overview, gives some of the history of the Land Use Plan as well. Then it goes into how to use the plan. Little recitation about the land and its resources. The policies for the land use, the Conservation of Land Disposition Standards, the basis for planning and then it gets into the meat and potatoes, which are then the system Land Use Plans which divides up the... We're down to the weeds where we now divide up all the land holdings into smaller sections.

John:

So as you can see here on the screen, except for Jamie, is that we have it divided by the North Branford System, the Saltonstall System, Mill River, West River, Maltby, Prospect, Birmingham, which is the [inaudible 00:09:26] all the stuff that we bought in 2008 in the valley. The North Cheshire Wellfield and then a listing of the miscellaneous other parcels that we own. And those miscellaneous other parcels are primarily sites that we own within the distribution system, not on the watershed.

John:

Then there's also tables and there's maps as well. So let me go down to the... I'm not going to go through these other earlier sections though. The meat and potatoes really gets into the system plans.

Representative Policy Board  
Land Use Committee  
January 13, 2021

Here's a map that shows how all the other maps within the Land Use Plan are divvied up, so it gives you an index of where everything is.

John:

And what you see before you is the North Branford System and there's a summary, there's an introduction, and then we get into the water supply and watershed characteristics. Now, all of the land that we have is we divide it into five different broad land use categories, and they come down to water system land, which includes the land that's under the reservoir, for one. It includes water supply facilities, which would be things like water treatment plants, pump stations, tanks and it would also include sediment detention basins like the several that we have within the Mill River system, along, and near Lake Whitney.

John:

Preservation uses are actually divided into three categories as well. They come out to be the scenic resources. So things like ridges Totoket ridge is included in that. Historical sites, we have several of those. Almost every one of the systems and natural areas. Areas that have some particular natural important quality that we want preserved and not do any active management on.

John:

Then you get into the recreation category which is primarily two areas. One is trail use which is where we allow our permit holders to go and hike our property, and also, there are a number of other places that we do not require our permits. So they would be places where the blue blazed trail goes. We just approved one for the North Branford Land Trust, near Lake Gaillard. Things like that.

John:

And also fishing areas, which are the three surface fishing areas that we have are Maltby, Saltonstall and Chamberlain but we also allow several fishing areas for stream fishing. Examples of those can be found on several of the larger rivers that we have, from Wepawaug to the Mill River, to the Farm River.

John:

And then after that, we get down to natural resources, which is actually the bulk of our landholding, the property that we own, the 27,000. About 19,000 of it is under this natural resources category and most of that is timber.

John:

The forest is how we categorize that and here, as opposed to the natural areas underneath the preservation category, we're looking at it as a place where we can do active management. So there will be firewood cutters there, there will be possible timber sales there and so on and so forth.

John:

Also, underneath the natural resources category, we have a little description about wildlife here. The other categories that fall underneath this that will show up on the map, which I'll show you in a second, are agricultural fields and there are some of those just about on every one of the systems. And also utility right of ways. We threw underneath the natural resources category as well because they are

Representative Policy Board  
Land Use Committee  
January 13, 2021

minimally managed. We don't put a lot into them. There's interest in real estate that are owned by other utilities and they actively manage them, but we also work with them to make sure that it's not destructive or going to impact the water supply in a negative manner.

John:

And then finally, at the very bottom of the list, we have non-water system land. So those are all the land that is class three off the watershed, that we have determined has no use to protection or use for the water supply. And as I said, most of this is what is under class three and would or could, at some point, come before you as a disposition.

John:

There are a couple of exceptions where we have rights given out to other, either individuals... Not individuals, but business partners I guess you could say, like cellphone towers fall under this category as well. So they're not water system land; they have like a lease or a license agreement that goes to another company, where they manage the 50 by 50 or 100 by 100, depends on what the dimensions are.

John:

They use that land for that purpose and then for all those instances, we get compensated for it. So in the big picture here, when we did the update in 2015/2016, we were looking at it from a variety of things that got changed. One is just making sure that the Land Use Plan reflected the current philosophy of the Regional Water Authority.

John:

I will say that for those guys who've been here a long time, and especially if you've been here a really long time. You go back to '83, there were sections of class one and class two land that were slated for disposition in the original Land Use Plan and actually got repeated in later supplements. And I think there may have even been some in the 1996 plan.

John:

Well, our philosophy today, and the Department of Public Health is in a position now, where they're not going to approve any transfer of land to another entity. If it's on the watershed, or if it's on the aquifer, it's going to be protected, and that's what the Land Use Plan states today.

John:

Other things that were changed were, as I mentioned before, the critical information. There was a lot of critical information in the original Land Use Plan. We kept in things like watershed size, we didn't think that was really critical information but we had the volume of tanks, was listed under some of these sections.

John:

We had the capacities of water treatment plants were listed under some of these sections. And really, the critical information, they have no real importance for land use or land management. So we stripped all that stuff out to not even have to worry about the critical information in the 2016 edition.

Representative Policy Board  
Land Use Committee  
January 13, 2021

John:

We also added all the amendments that had going on from 1996 to 2016. We added all the land that had been acquired and got rid of the places that were disposed of. For those of you who've been here a long time, you'll know that during the early 2000s, we put a lot of effort into watershed land acquisition, where we had millions of dollars each year in the budget, and we actively went out there and searched and acquired hundreds, thousands of acres for watershed protection.

John:

And all that had to be added to this document. Additionally, during the period from 1996 to 2016, was the addition or the acquisition of the Birmingham system. Birmingham Utilities was acquired by the Regional Water Authority in 2008, so all of that had to be included in the new Land Use Plan.

John:

And finally, the last thing that we did is that we included in the back, and not a big thing, just something we thought was worthy of inclusion, is that we added the copies of all the recreation maps. So you would see in here exactly what a permit holder for the recreational program sees. Then just to give you a taste of what the maps look like. This is the Gaillard map. The North Branford System is divided into two areas and this is the Gaillard side. The other one is the Hammonasset side.

John:

And down here at the bottom, you can see the legend. So we have the water supply facilities in the three different shades. There are no water quality basins on this map but there are in some of the other ones.

John:

Natural resource and conservation use forest, as you can see, dominates most of these maps because that is something like 75% to 80% of our land falls under that category. Agricultural use, there's a couple at the far end of the top end of the map. Up here by Sol's Path. That's one of the fields, one of the [Agri 00:18:23] fields. And you can see others here by Great Hill Road and Guilford. This is Beaver Head Road and Guilford as well. Those are fields that we rent out for hay.

John:

In the North Branford System, there are no rights of ways. More of those are in the Mill River and West River System and Maltby as well.

John:

Recreation use gets the orange. There aren't very many polygons with the orange designation. For instance, if we scroll back up here, you see this is the entire big gulf area here. So we didn't put the entire big gulf area under orange, but we do show where the trails are. They are in orange and also, if you can see, it's orange right adjacent to the Farm River here, in the big gulf area and then other areas where the Farm River is.

John:



Representative Policy Board  
Land Use Committee  
January 13, 2021

We do allow stream fishing there so that got the orange designation. Then, under preservation, we have the natural, the scenic and the historic. So natural, I don't know if there are any natural... Oh, yeah, there are some over by Menunkatuck. There are some sandstone cliffs that show up in the natural area for this map.

John:

A lot of it, the yellow, is the scenic preservation designation here. And then historic, here along Rosebrook, there's several old mills and then out on the island there's actually part of an old quarry that is all surrounded by Lake Gaillard at this point. Another historic feature here shown in the map, this little polygon is the ice house.

John:

Lastly... Let me go back, sorry. Non-water system land turns out as gray. So in this map, you can see there's two large gray areas here. This is the area that's all downstream of the dams at Lake Gaillard, off the watershed, but we still know that some of this that's off the watershed, we would always keep for water supply facilities, that is the dam itself. The area just downstream.

John:

But these areas here that are noted in gray, the Representative Policy Board has actually already approved their sale. They were approved. I forget the exact date, but it was at the point in time where the real estate market was the hottest. So during the disposition application, they were listed for... In total, there's three sets of about 20 acres each here. Three parts of the 20 acres each. And the total is like \$2.1 million.

John:

Well, I can tell you now that there's nobody... If you have \$2.1 million and you want to buy these 60 acres in North Branford, you can just walk into my office and hand me the check, but I can tell you that that is not going to happen because real estate prices are not there.

John:

They were barely there for the time that we had it through the disposition process, and everything crashed after 2008 during the great recession, and it has not recovered at this point. So they just sit there. They have been approved for sale but they are not moving any time soon.

Mark:

John, how do you access that?

John:

How do we access what?

Mark:

That, right there. Is that a road right there?

John:

Representative Policy Board  
Land Use Committee  
January 13, 2021

You mean this?

Mark:

Yeah. Is that a road?

John:

Yeah, this is Beech Street.

Mark:

Oh, yeah. That's right. I forgot. I'm sorry.

John:

So this is Beech Street and there's a gate, which comes in here and this is Poms Lane. So NB 4A, this is the land unit number and all of our land units have these designations here. See the Lake Gaillard Water Treatment Plant where I have the hand. That is NB 1. And then, as they come in, if they're separate parcels, they get a new land unit number.

John:

In this case NB 4A is like an island and it's all off the watershed. That should be an easy one to get rid of but still, right now, its price is too high. And the way that these things work for us is that we can't just summarily lower the price. We would have to go back through the entire disposition process again, bring it to the fire member authority, get their okay and then bring it through you again.

John:

So it's a laborious process and in my seven years in this position, the primary focus has been trying to get rid of the houses which, we're almost there, we're down to two.

Brian:

Show up on the map?

John:

I'm sorry. Go ahead.

Brian:

Do these houses show up on the maps?

John:

Yes. The houses do show up on the maps. And some of those are on class one and class two land. So let's see. Here's the Maltby map and if I zoom out to Johnson Road... So this is Dogburn Road in orange, and this is Johnson Road in Woodbridge, and you can see right here, this is the lot that we sold with the house at 10-29 Johnson Road.

John:

Representative Policy Board  
Land Use Committee  
January 13, 2021

The ones in North Branford, the three houses in North Branford were over here. We had them all demolished because following the rules of the disposition, which means that we would have to carve out a conforming building lot for these things. The zoning over at Lake Gaillard is 10 acre zoning. We were not comfortable doing that.

John:

And they were all very much anterior to the property. So we have to give them a long right of way to get to their 10 acres as well. We said it's not worth it for us and they were in very bad shape, so they all came down.

John:

So I think that's all I had to say about this. I am considering that maybe one of the other meetings that we have in the winter time, I might pull out one of these categories, like something like the historic sites or the natural sites and show you them. I think I've done it before but that was also several years ago, so it might be good as an edification for our newer members. I'll be happy to answer any questions.

Brian:

Can we have this PDF emailed to us? Because I don't think I've ever seen this before.

John:

Yeah. I understand that when you come onto the board, you get an orientation of some sort, but I assume that you've got the Land Use Plan. If you don't get it, I'm sure we can have Jennifer email it to everybody so that you'll have it electronically.

John:

Note that what you will receive is what was approved in 2011. One thing that I didn't mention is that since the 2016 approved version, we've had six amendments to the Land Use Plan since that time. Four of them were trails in various locations.

John:

You have also approved two cell sites, one in North Haven and the other in East Haven. They were actually never developed but we've been receiving money for them, which actually ends this month ironically.

John:

And then the other thing that you approved as a Land Use Plan amendment was the change in the wording for the Renewable Energy Policy that was recently done in 2020. So those amendments, those six things will not be part of the PDF, but will be part of the next time that we go through a full revision.

Peter:

Hey, John. Peter. Did you put this together with the RPB? Is this how you put this plan together?

John:

Representative Policy Board  
Land Use Committee  
January 13, 2021

We started working off the last one and it started with a group in management that looked at what was on the books from 1996.

Peter:

Okay.

John:

So that includes myself, Ted and John Hudak and several other people. And then we brought it to the fire member authority who approved it, and then we brought it to you for your approval and that happened in January of 2016.

Peter:

Okay.

John:

Does that [crosstalk 00:26:15].

Brian:

I don't know that I've got it, so.

John:

I'm sorry?

Peter:

I think Brian, you've got a point too and I apologize for not being up to speed on this exactly. But you're right, John, we can go through it and in the future, in the winter, we can always bring it back up if we have any questions or something.

John:

Sure.

Peter:

Yeah. Thanks John. Any other questions for John on this?

Jamie:

I don't know if you guys can hear me, it's Jamie. What other entities, or political entities do we have to, or do we have to, distribute this to or publish it to?

John:

When it's approved, and when it was approved in 2016, then a copy was sent to all the town clerks and we may have also sent it to the town's CEOs as well. I can't remember that but it at least needs to go to all the town clerks.

Representative Policy Board  
Land Use Committee  
January 13, 2021

Peter:

Very interesting. Good job, John.

John:

Thank you.

Jamie:

Do you know-

Peter:

Any other questions?

Jamie:

... Yeah. I'm sorry. Do you know if this is incorporated in the Land Use Plans at OPM as well? Do they seek this one out?

John:

I have no idea. I don't know. I'm sure we have sent it to other entities and Jennifer may remember more than me. I'm almost sure that we do have to send it to some estate agencies, OPM probably one of them. So it probably has gotten sent to them and DEP and DPH as well.

John:

I'd have to double-check on the exact list of who is on the distribution list. Jenn, do you remember off the top of your head?

Jennifer:

No. I would have to go back and research it and find out.

Jamie:

Don't do that [crosstalk 00:28:03] because it was just out of curiosity, only because I know OPM does the conservation land plans. I forget how many years, every... They do it on a cycle but I don't remember what it is. I just didn't know if this was incorporated. I wouldn't offer it to them if they're not asking for it, but you don't need to report back to me. I was just curious.

Brian:

I guess, the point is and the question is, it has public information, so it is shareable to [inaudible 00:28:27] agencies.

John:

Yeah, Brian. You're cutting out a little bit but I think your question was that this is public information, and it is shareable and the answer to that is absolutely, yes.

Peter:

Representative Policy Board  
Land Use Committee  
January 13, 2021

Correct. Yeah. Any other questions on the report here? All right. Well, thank you so much. You might as well keep that hat on there. You're up next with the other land use items.

Bob:

Okey dokey.

John:

Jenn, do you want to do the share, or do you want me to do it?

Peter:

Oh, I'm sorry. I'm sorry John. I want to give... us any updates with the invasive species. Your regular report, John?

John:

Yeah. Okay. So Jenn's got it up on the screen. And the reservoir levels at the end of December, you could see before it was 81%, in 2019 we're at 85%. Long term average is 72%. So we are refilling the reservoirs as it is normal for this time of the year.

John:

In December, it was basically just an average December in terms of precipitation. Even though it seemed like more than normal. Maybe some of that was the perception of how dry the summer and the fall was, but the previous December was actually a lot more wet with over seven inches of rain in 2019.

John:

For the fiscal year, we're still about two inches below normal and you see that previous fiscal year, it was quite a bit wetter. Land We Need for the Water We Use Program, there's nothing new to report in the month of December. And for the DePodesta and Hendrickson properties we re-executed the agreement and the easement for the DePodesta property grant.

John:

As is common with these things, the attorney general, they wanted me to execute it and sent it up to Hartford and then the attorney general found things within the document; nothing that we authored, but they found things that they didn't like, so they had DEP print out the whole thing again and we had to sign it again. We've done that many times.

John:

The Olin property in Hamden, we held a conference call with Murtha staff regarding the matter. With the rental houses at Seymour, the 59 Rimmon Road, we received a reval notice for that, which really should have gone to the new owners.

John:

Representative Policy Board  
Land Use Committee  
January 13, 2021

To make up for that, I took it and forwarded it to the new property owners and I haven't heard back from them. It did go down but what I advised them, I think it should go down even farther considering what they paid for it.

John:

Hamden, Ives Street and Skiff Street, we discussed the issue of condemnation with our attorneys and our attorney has contacted the town attorney. More to come on that later.

John:

The forestry update, all the things in bold are new things, changes from the November update. So a couple advancements from Bethany and North Branford and Madison, Seymour, we've got contracts out. One contract was awarded for the Madison job and the one for Seymour was out to bid but the contract has not been awarded yet.

Joe:

John, just a quick question here. What do you mean by, "Slash Wall Harvest"?

John:

Yeah, that's what the plan, the prescription is that Alex is doing for the new harvest in Madison and Seymour. So the slash wall is basically taking all the slash from the tree. So when the timber company comes in, they will take down... Say, it's an 80 foot tree, then they're going to take the 60 feet that have good board lumber in it, which is the bottom.

John:

So that means the 20 foot top of it, the canopy, is just left there to protect the new ceilings from deer and so forth and from erosion, from the heavy rainfalls and so forth. What he's going to do at these two places, and this is in conjunction talking with some of Brian's colleagues at the [Agri 00:32:38] Experiment Station, is that they're going to build slash walls. They're not just going to leave the slash on the ground where it fell.

John:

They're going to take it and pile it up in piles that are 15 feet tall, surrounding these harvests so that'll prevent deer from entering the newly harvested areas, which we hope will give the next generation, the regeneration, a chance to grow and grow fast because the problem with a lot of our harvest is that we see that regeneration is retarded because of the high deer numbers.

John:

Even though there are some oaks and maples and so forth that are out there, the deer will come back and just chew them down. So you don't get the same kind of regeneration that we would expect if there was lower deer pressure on them. Did I answer your question, Joe?

Joe:

Yes. Very good.

Representative Policy Board  
Land Use Committee  
January 13, 2021

John:

Other notes from Alex is that he met with the Environmental Planning staff and worked on the plan for a pollinator garden at our headquarters. He also met with several contractors for hazard tree work. Alex has been filling in the gap left by Trevor back in October, and he and Josh also cut many of the Cedar trees in the Sperry Road field.

John:

We have a license agreement with the new owners of the house at Sperry Road and they're going to use that for Christmas trees. And we said that we wanted to harvest the Cedar trees that were already there because we're going to use them for posts, for either fences, or more likely, for just corners for boundary markings.

John:

Recreation, we discussed mountain bike possibilities with Madison staff. Joe alluded to that earlier. We discussed the possible trail between Hammonasset and Genesee with Madison staff also. Joe also mentioned about that.

John:

The Christmas tree-cutting days were held at Lake Gaillard. We harvested 91 trees. Almost all of them were on the Sunday because the Saturday was crappy weather. And we saw that a lot of them were new people, members and if Jenn scrolls up a little bit, you'll see it, the numbers for the recreation.

John:

So as you can see, for recreation, we are more than 2,000... almost 2,300 more permittees today than we had 12 months ago, which is just crazy that it happened because of the global pandemic but that is the truth. And we saw a lot of the 91 trees that got harvested up at Gaillard in December, were from new people who had never been up there before, so it was a nice treat for them.

John:

We are reviewing possible fishing trails at Lake Chamberlain. Right now, we have no official trails that go from the lake road or the trail around the lake, down to the water. So fishermen have made their own trails and we're going to form [crosstalk 00:35:35] them.

Brian:

[inaudible 00:35:35] bunch of spots where people can walk from the two roads down to the fishing.

John:

Sorry. Say that again, Brian.

Brian:

I see a bunch of spots at Chamberlain where they walk down from the road to the lake.

John:



Representative Policy Board  
Land Use Committee  
January 13, 2021

Right. And that's been done but they're not official. So we're going to go through and we're going to make some of these official and we're going to make them lighter so that people can cast and not get stuck in the branches and that kind of thing.

John:

That's coming your way eventually. We also cleared down trees from some of the trails at Lake Bethany as well. We continue to do that. I believe the last time I talked to Alex about this was Monday and I think he said that all the trees on the eastern lake road, the eastern trail are gone. So we should be able to reopen those trails in their entirety pretty soon.

John:

Permit holder numbers, as I just mentioned, we are more than 2,000 above where we were last year, and you can see where we were in November. So pretty astounding.

John:

Special activity permits. We have a few for the bird stuff in the winter here. Other items down below, encroachments and agreements. We talked to more potential farmers for agricultural fields. The encroachment at 229 Forest Road, Alex and I met with the abutter. And we have coordinated with a surveyor to set the two pins and verify where the property line is.

John:

So I now have a date with the property owner. I think it's next Monday, if I remember right, that we're going to go meet out there and talk about what we will allow and what we won't allow. And there's quite a bit over the line, so some of it's definitely got to move. Wilbur's Lane was an encroachment that was actually found by Guildford Land Trust members because they have adjacent property.

John:

And they contacted the abutters to address the encroachment there. Over at Old Maple Avenue, in North Haven, we were contacted by a new property owner, where the previous property owner had a ton of junk over the line but the new property owner is going to make the previous guy... gave him two months to remove all the stuff.

John:

So that's definitely encouraging because it was quite a mess over there and the previous guy was not responsive to our inquiries. Bunker Hill Road, Josh found that encroachment next to a field over there in Killingworth. I have not sent a letter out for that yet, nor have I sent the one for Bethany at Hoadley Road where they created a ditch over the line.

John:

Invasive plants. Here's your invasive plants updates. Josh documented invasive populations in Seymour. He gave a talk regarding use of drones to the Connecticut Association of Conservation and Inland Wetland Commissions. So he did some mapping but he didn't do any treating in the month of December, partly because of the short months with all the holidays, he also took vacation.

Representative Policy Board  
Land Use Committee  
January 13, 2021

John:

And then he's also covering for Trevor as well. He's taken on the responsibility of doing all the piezometers that Trevor was responsible for. Deer hunt. In this case, Jeff has taken over this responsibility for Trevor. He sent out all the post-hunt surveys and distributed them via email and paper copies and gotten most of those returned. The deadline for those to be returned are, I believe, next week.

John:

The dredging operations, the last three here, are just coordinating with our Capital Planning & Development department. So they are doing dredging at the Farm River East Haven diversion. They are preparing for major work at Lake Whitney and also doing some work around Lake Dawson.

John:

Jenn, can you scroll up? Okay. Thank you. So there is only four articles here, including one about us with how the watershed fund is supporting education incentives and also about one of the Land Use Plan amendments that you approved a couple of years ago for the Quinnipiac Trail crossing our property in Prospect. That was in the Citizen's News up here. And that's all I have for the December summary. If you have any questions, I'll be happy to answer them.

Mark:

John, are we making any progress in giving that video of clearing the invasive species in that pond to the RPB?

John:

I don't know who was going to set that up. Will and Josh can do it. It's just a matter of somebody from the RPB or the fire members contacting us. You just tell me how to do it, and we'll do it.

Mark:

All right. Well, Peter, I think you should put the pressure to be so that that's shown to the entire board.

Peter:

Absolutely. I'll reach out tomorrow and then we'll go from there.

Mark:

Okay.

Peter:

I figured we'd get through the holidays but that was in the back of my mind. Thanks, Mark.

Mark:

Okay. No problem.

John:

Representative Policy Board  
Land Use Committee  
January 13, 2021

Any other questions?

Peter:

No. Great report as usual, John.

John:

Thanks [crosstalk 00:41:01].

Peter:

They keep you hopping don't they?

John:

They do.

Peter:

All right we have other land items. Is Ted with us? I believe he is. Anything from Ted?

Ted:

No. I think John said it all. He did a good job.

Peter:

Yes, he did. Yes, he did. So glad to see you Ted. I get nervous every time I come to a meeting, you'll be gone but at least give me a head's up, will you please?

Ted:

[crosstalk 00:41:24]. Yeah.

Peter:

All right. Jennifer, anything else that we should be aware of that I'm missing?

Jennifer:

No. You got everything.

Peter:

And Brian, you made a good point. I've got to hunt down my review of the Land Use Plan. If it was given to me when I first got on. I have quite a pile of-

Mark:

John's first going to send it out to us, I think, again.

Jennifer:

Yeah. To all the members [crosstalk 00:41:50] committee.

Representative Policy Board  
Land Use Committee  
January 13, 2021

Jamie:

Yeah. I quickly went through my stuff and I couldn't find it. I keep all my stuff together and I have a lot of paper and [crosstalk 00:41:59] you gave it to me electronically I may have it but it's something that would've caught my attention. So I apologize if I missed it but I don't see it. But how big is it, John? About how many pages are we talking about?

John:

I'm going to guess, it's probably over a hundred.

Peter:

Yeah. Okay. Well, great job on the review. So educated us pretty good. Any other questions from the board members?

Jamie:

I just want to say to John thank you for that. And even if you had given it to us, I'm not sure that would've meant as much as it does when you're introducing some of these topics to us and putting it in perspective for us. So it probably wasn't missed, obviously, until now. So thank you.

Peter:

I agree, Jamie. And some of you that have been on the board, like Mark, Bob Harvey, Joe and Greg, you know being a part of this board, it takes time to get your feet wet and acclimated and this is one of the situations where some of us newer members got to ask more questions about it and look at it a little more. But thanks so much. Our next meeting is the... Oh, wait before I get going, January, 21st. Greg you're our representative?

Greg:

Yeah. Yes, I am.

Peter:

Okay. All right. Make me proud, okay. All right. So our next meeting is February, 10th.

Mark:

Peter?

Peter:

Yes.

Mark:

I have to announce that the meeting is being taped.

Peter:

Thank you. This meeting is being recorded and taped. Yes. That's right, that's right. And our next meeting is February, 10th at 5:30 and I make a motion to adjourn.

Representative Policy Board  
Land Use Committee  
January 13, 2021

Greg:

So moved.

Peter:

Second.

Mark:

[crosstalk 00:43:47]

Peter:

All in favor?

Mark:

Aye. [crosstalk 00:43:50].

Joe:

Aye. [crosstalk 00:43:50].

Jamie:

Aye.

Peter:

Have a good night everyone.