

TOWN OF COLEBROOK
Inland Wetlands Agency
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Minutes
Regular Meeting- August 21, 2018

The meeting was called to order at 7:00 pm. Members in attendance, Duncan Wilber Chairman, and regular members Todd Hiller, John Odell, Chip Neal, and John Lossin. Absent was alternate Ray Zetye. WEO Michael Halloran sat at the table along with Land Use Attorney Dave Cusick.

The minutes of the June 19, 2018 regular meeting were presented and Todd made a motion, seconded by John O., to accept the minutes. The vote to approve was unanimous.

New Business;

Application #18-004 from Tom Redington of 373 Colebrook was presented for the Agency. Tom Redington, the property owner of record was proposing two additions to his house, with both additions in the upland review area. The Agency reviewed the plans and several questions came up for Mr. Redington to answer. IWO Halloran read into the record the criteria for significant activity and asked the Agency if they deemed it to be significant enough to trigger a Hearing. Duncan made a motion, seconded by Todd that the proposed work was not a significant activity as it falls within the upland review area only. The motion to approve was unanimous. One condition besides the standard twelve on the application was that if work was to begin in a spring season, Mr. Redington will contact the IWO before commencing.

Next on the agenda was discussion of the Colebrook wetlands fee schedule and how fees are determined. A copy of the fee schedule was given to all members.

Two applications, #18-002 and 18-003 regarding 337 Colebrook River Rd., were next on the agenda. Attorney Grimes had a check for additional fees to cover what he thought necessary for a completed application. There was much discussion around the exact calculations of the fees. In the end Duncan felt that an additional \$100 for the commercial use (schedule A) was reasonable and the commission members were unanimous in agreement. Talk the turned to fees set forth above the minimum application fees. Duncan and Todd both emphasized that none of the members of wetlands were engineers and the idea of an outside consultant would be in the best interest of the Town. Todd made a motion, seconded by

Duncan to hire Robert Hiltbrand, P.E. to review, monitor, and oversee the closeout of the excavated site at 337 Colebrook River Rd. The motion to approve was unanimous. The fee presented by Mr. Hiltbrand was \$4,000 and it was made clear that this may or may not be the final amount. It was also noted that this fee would be for the two applications. A motion by Duncan, seconded by Chip to have Attorney Cusick review and attend meetings as needed as a legal consultant was approved unanimously. Attorney Cusick's verbal quote was also \$4,000.

The Agency also asked that a letter of confirmation be attached to the application stating that the plan presented was the best alternative for remediation.

Attorney Grimes asked that the application be tabled until September to have time to discuss with his clients the additional fees. The total fee at this point which would need to be submitted at the next meeting would be \$8,100.00. It was decided by the Agency to schedule a special meeting on September 11, at 7:00 pm.

Old Business;

Both hearings for ongoing cease and desists at 337 Colebrook River Rd. were continued until the next meeting.

There being no other business, Chip, made a motion, Seconded by John L., to adjourn the meeting which closed at 8:38 pm.

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Michael Halloran

Todd Hiller