

TOWN OF BLOOMFIELD, CT
INLAND WETLANDS & WATERCOURSES COMMISSION

MONDAY, JUNE 16, 2025, 7:00PM

ZOOM MEETING PLATFORM (DRAFT)

The Town of Bloomfield Inland Wetlands & Watercourses Commission held their regularly scheduled meeting on Monday, June 16, 2025, scheduled for 7:00pm. The meeting was held remotely on the Zoom platform.

I. Call to Order

Chair Budkofsky called the meeting to order at 7:08pm.

II. Roll Call:

Present: Alan Budkofsky, Chair; Paul Shipman; Adam Ryczek; Kevin Wilcox; Glen Breland; David Laiuppa; Stephen Millette

Absent: Byron Lester

Also present was Mr. Peter Castaldi, Civil Engineer and Wetlands Agent; and Rebecca Jones, Recording Secretary.

A quorum was established with 7 members present.

III. Old Business

1. Wetlands Permit Application – 5, 7, and 9 Northwood Drive and 9 West Dudley Town Road, (Unique IDs 5085, 5084, 5086, and 5087), Applicant: Burns Construction Company, Inc. Property Owner: 5 Northwood Drive, LLC.
PUBLIC HEARING (Continued from May 19, 2025 Regular Meeting)

It was moved by Commissioner Wilcox and seconded by Commissioner Shipman to take the Wetlands Permit Application for 5, 7, and 9 Northwood Drive and 9 West Dudley Town Road, (Unique IDs 5085, 5084, 5086, 5087) off the table. The motion passed unanimously.

Mr. Castaldi explained that the applicant has requested another extension. This will be the second extension, giving the applicant another 35 days until the July meeting.

It was moved by Commissioner Wilcox and seconded by Commissioner Shipman to continue the Wetlands Permit Application for 5, 7, and 9 Northwood Drive and 9 West Dudley Town Road, (Unique IDs 5085, 5084, 5086, 5087) to the next regular meeting on July 21, 2025. The motion passed unanimously.

IV. New Business

1. Cease and Desist Order – 61 East Dudley Town Road – Green Earth Recycling Site – Unique ID# 2097

Property owners and their representatives were present for discussion. Mr. Castaldi shared his findings from the most recent site visit on June 9, 2025 and reviewed the terms of the Cease-And-Desist order. There was a significant rain event at the end of May, which caused the previously installed E&S measures to fail. Photos from the site visit were reviewed, which showed a significant amount of sediment being conveyed into the wetlands. Mr. Castaldi shared his recommendations for site remediation.

Mr. Bryan Fairclough, property owner, stated that some of the photos were the same conditions Mr. Castaldi approved of during his May 20, 2025 site visit. He stated that there was not enough time to make corrective measures due to a significant rainstorm on June 7, 2025. Since then, more hay bales have been installed in the drainage channel, rip rap was added along the drainage channel, a new silt fence was added, replacing the straw waddles and more sediment was pulled back from the first silt fence. Photos of the remediation efforts were shared.

Commissioner Shipman asked clarifying questions about the silt fence. He confirmed that it is within the approved limits. Andrew Quirk, engineer, spoke on behalf of the property owner. He confirmed that the bottom flap of the silt fence fabric is tucked under the material, holding it at ground level so it does not get undermined. Chair Budkofsky recommended keeping E&S materials on-site to prepare for future breaches. Commissioner Breland asked about the proposed location of seeding. Mr. Castaldi highlighted standing water in a photo. While the wetlands in that area are not clearly defined, there are filled wetlands and wetland plants. He directed Mr. Fairclough to remove the sandy sediments until the layer of existing organic material is revealed and then seed the organic material.

Mr. Quirk shared an overlay map he created. The overlay map attempts to show the differences between previous permit drawings and the 2023 town wetlands mapping. Commissioner Shipman asked Mr. Castaldi to show him where on the map specific violations are located. Mr. Fairclough explained that many of the violations were present on site when the site was purchased by him. He is aware that it is his responsibility to clean up the site and explained his future remediation plans. Mr. Castaldi detailed his recommendations from the Cease-and-Desist Order. There are five weeks until the next meeting and there should be at least two more site inspections scheduled in that timeframe. Clarification was provided related to the scope of both the Cease-and-Desist Order and the Notice of Violation. Mr. Castaldi confirmed that since the property owner's last remediation effort, a few of his recommendations have been addressed.

It was moved by Commissioner Wilcox and seconded by Commissioner Shipman to keep the Cease-and-Desist order in place for 61 East Dudley Town Road - Green Earth Recycling Site – Unique ID# 2097 until the July 21, 2025 meeting with Mr. Castaldi's recommendations.

V. New Applications Received

Mr. Castaldi received an application for a new single-family house at 50 Burr Road. The plans show a drainage swale running through the middle of the property and upon inspection, it is an intermittent watercourse. The application will likely be heard at the July meeting.

VI. Wetlands Agent Permits received and/or approved

1. 1335 Blue Hills Avenue – Underground water storage tank

This was approved by Mr. Castaldi last month. All activity is within the upland review area and is not near the watercourse.

VII. Enforcement Actions

1. Notice of Violation – Green Earth Recycling Site. Property owner: 61 East Dudley Town Road, LLC. Unique ID# 2097 (Continued from April 21, 2025 Regular Meeting)

This Notice of Violation was originally issued on February 10, 2025 due to erosion of a sand stockpile that resulted in the pollution of wetlands and watercourses in the southeasterly part of the property. The Violation was heard at the February 18, 2025 meeting. The Commission upheld the Notice of Violation to the March 17, 2025 meeting and continued it to the April 21, 2025 meeting. At the April meeting, the Notice was modified by the Commission and upheld until the June 16, 2025 meeting. The southeasterly part of the project was inspected prior to the May 19, 2025 meeting. As reported to the Commission, progress was being made on the corrective actions. The majority of the sand stockpile was removed from the wetlands; new silt fence was installed around the edge of the filled area and hay bales had been staked in the drainage channel.

The same area was inspected on June 9, 2025. The silt fence and hay bales installed in May have not held up well. Erosion has undermined the silt fence in a few places. The hay bales have been undercut due to erosion and runoff appears to have washed around them. The sediments from this erosion have been conveyed to the wetlands area south of the south end of the drainage channel. The stockpile of stone and rubble have not been removed from the wetlands. The Notice of Violation included a requirement that a Wetlands Permit application be submitted, for the entire site before the August 18, 2025 meeting. All materials must be submitted by August 1, 2025 to allow time for staff review. Mr. Castaldi shared his recommendations, which include upholding the Notice of Violation to the August 18, 2025 meeting.

Commissioner Budkofsky reminded Mr. Fairclough that by not having a wetlands permit, he also does not have a zoning permit, which can cause zoning violations. Mr. Quirk and Mr. Fairclough asked about transferring the previously granted wetlands permit. Mr. Castaldi explained that a new permit is recommended but there is no guarantee that it will be approved.

It was moved by Commissioner Wilcox and seconded by Commissioner Laiuppa to uphold the Notice of Violation for 61 East Dudley Town Road – Green Earth Recycling Site – Unique ID# 2097 to the August, 18, 2025 meeting. The motion passed unanimously.

VIII. Status of Ongoing Projects

The library is getting close to completion. A partial Certificate of Occupancy has been issued so that books can be moved into the new space. He shared information about a new build for SavATree. Blue Hills senior housing should be breaking ground soon. A self-storage facility on Douglas Street broke ground recently. Construction at 226 Woodland Avenue is under way and

was approved earlier this year. Commissioner Wilcox asked clarifying questions related to the library project.

IX. Approval of Minutes

1. May 19, 2025 Regular Meeting

It was moved by Commissioner Breland and seconded by Commissioner Shipman to accept the May 19, 2025 meeting minutes as corrected. The motion passed by a 5-0-2 vote. Commissioners Millette and Laiuppa abstained.

X. Other Business – Election of Vice Chairman

It was moved by Commissioner Wilcox and seconded by Commissioner Breland to promote Commissioner Shipman to Vice Chair. There was a brief discussion, and the motion passed unanimously.

XI. Public Comment Period

None.

XII. Adjournment

It was moved by Commissioner Wilcox, seconded by Commissioner Shipman and voted unanimously to adjourn the meeting at 8:42 p.m.