



TOWN OF LEDYARD CONNECTICUT

741 Colonel Ledyard Highway
Ledyard, Connecticut 06339

Inland Wetland and Water Courses Commission

~ AMENDED AGENDA ~

Chairman
Justin DeBrod

Regular Meeting

Tuesday, May 5, 2026

7:00 PM

Council Chambers -Hybrid Format

REMOTE MEETING INFORMATION

Join Zoom Meeting

<https://ledyardct.zoom.us/j/88200434613?pwd=O8oZ2dFQxt4XcOjEqYtS3bp0s5v3x0.1>

Meeting ID: 882 0043 4613 Passcode: 588000

One tap mobile +16465588656,,88200434613#,,,,*588000# US (New York)

- I. CALL TO ORDER
- II. PLEDGE OF ALLEGIANCE
- III. ROLL CALL AND APPOINTMENT OF ALTERNATES
- IV. APPROVAL OF ADDITIONS TO AND/OR CHANGES TO THE ORDER OF THE AGENDA
- V. CITIZENS PETITIONS (NON-AGENDA ITEMS ONLY)
- VI. PRE APPLICATION DISCUSSION AND/OR WORKSHOP

None.

- VII. PUBLIC HEARINGS/APPLICATIONS

None.

- VIII. OLD BUSINESS

- A. IWWC#26-2SITE - 31 Church Hill Road, (Map ID: 40-490-31) Ledyard, CT - Agent, Peter Gardner, L.S, - Property Owners, David & Sara Holdridge, for regulated activities associated with the construction of a driveway, including two wetland crossings and associated site improvements, to serve a future single-family residence. Application APPROVED WITH CONDITIONS by the IWWC on 3/3/26. Applicant requests Transfer of the Approved Permit to Ty Curtis per Section 11.10 (e).

Attachments: [FD#1 IWWC#26-2SITE ApplicationForm Rec012826](#)
[FD#2 IWWC#26-2SITE DEEPReportingForm Rec012826](#)
[FD#3 IWWC#26-2SITE PermissionToAccessSite Rec012826](#)
[FD#4 IWWC#26-2SITE SitePlan Rec012826](#)
[FD#5 IWWC#26-2SITE WETLAND EVALUATION REPORT-REC
2-2-26](#)
[FD#6 IWWC#26-2SITE TransmittalLtrTownStaff Rec020326](#)
[FD#7 IWWC#26-2SITE-31 Church Hill Rd WEOComments 203026](#)
[FD#8 IWWC#26-2SITE TownEngineerComments Rec021026](#)
[FD#9 IWWC#26-2SITE WEOComments Rec030326](#)
[FD#10 IWWC#26-2SITE
IanColeApproximateWorkLocationDocuments Rec030326](#)
[IWWC#26-2SITE NODApplicantLetter Rec030426](#)
[IWWC#26-2SITE NOD Rec030426](#)
[IWWC#26-2SITE NODTheDayConfirmation Rec030426](#)
[IWWC#26-2SITE PermitTranserRequest Rec040226](#)

- B.** IWWC#26-6RESUB - 84 Silas Deane Road (MAP ID: 42-2220-84) & 58 & 59 Seabury Avenue (MAP ID: 42-2200-58) (MAP ID: 42-2200-59), Owner/Applicant - 84 Silas Deane Road, LLC - Agent, Dieter & Gardner, LLC for regulated activities associated with a proposed 23-Lot Resubdivision, including the construction of a new public road, stormwater drainage system and installation of a dry hydrant (Submitted 3/26/26, Date of Receipt 4/7/26, Site Walk 4/24/26, Tabled 5/5/26, DRD 6/10/26)

Attachments: [FD#1 IWWC#26-6RESUB - Application Rec032626](#)
[FD#2 IWWC#26-6REESUB AbbuttersList Rec032626](#)
[FD#3 IWWC#26-6RESUB DEEPReportingForm Rec032626](#)
[FD#4 IWWC#26-6RESUB LLHDCComments Rec032626](#)
[FD#5 IWWC#26-6RESUB AuthorizationLetter Rec032626](#)
[FD#6 IWWC#26-6RESUB LedyardFireCoLtrSupport Rec032626](#)
[FD#7 IWWC#26-6RESUB IanColeWetlandsEvaluation Rec032626](#)
[FD#8 IWWC#26-6RESUB LBMEngineeringLLCEngineeringReport
Rec032626](#)
[FD#9 IWWC#26-6RESUB PlanSet Rec040626](#)
[FD#10 IWWC#26-6RESUB TransmittalLetterTownStaff Rec040726](#)
[FD#11 IWWC#26-6RESUB TownEngineerComments Rec042026](#)
[FD#12 IWWC#26-6RESUB RequestToTableTo060226 Rec050526](#)
[FD#13 IWWC#26-6RESUB WEOSTaffReportOf050526 Rec 050526](#)

- C.** IWWC#26-7SITE-1947 Center Groton Road (Map ID:67-430-1947), Ledyard CT,-Applicant, EG Home LLC-Agent, William Sweeney, Esq.- Property Owners, 1947 Center Groton Road LLC, for regulated activities associated with construction of a 72-unit multifamily development & associated site improvements. (Submitted 4/1/26, Date of receipt 4/7/26, Site walk 4/24/26, Tabled 5/5/26, DRD 6/10/26)

Attachments: [FD#1 IWWC#26-7SITE ApplicationForm Rec040126](#)
[FD#2 IWWC#26-7SITE AgentAuthorizationLtr Rec040126](#)
[FD#3 IWWC#26-7SITE DEEPStateWideReportingForm Rec040126](#)
[FD#4 IWWC#26-7SITE 100FeetAbuttersListReport Rec040126](#)
[FD#5 IWWC#26-7SITE TCORSRegulationCertificationLtr
Rec040126](#)
[FD#6 IWWC#26-7SITE Signatue&ConsentEmail Rec040126](#)
[FD#7 IWWC#26-7SITE
BLCompaniesWetland&WatercourseInvestigation Rec040126](#)
[FD#8 IWWC#26-7SITE BLCompaniesStormwaterDesignSummary
Rec040126](#)
[FD#9 IWWC#26-7SITE CTDeptPublicHealth
SubmissionConfirmation Rec040626](#)
[FD#10 IWWC#26-7SITE TransmittalLtrTownStaff Rec040726](#)
[FD#11 IWWC#26-7SITE PlanSet Rec040126](#)
[FD#12 IWWC#26-7SITE GPUWatershedProjectNotification
Rec040726](#)
[FD#13 IWWC#26-7SITE - TransmittalLtrGPU Rec041326](#)
[FD#14 IWWC#26-7SITE Stormwater Management Report- REC
2026-04-22](#)
[FD#15 IWWC#26-7SITE Planset REVISED 4-22-26](#)
[FD#16 IWWC#26-7SITE
GPUReferralOfRevisedPlans&StormwaterManagementReport
Rec042326](#)
[FD#17 IWWC#26-7SITE GPUComments&SpecificationDetails
Rec042726](#)
[FD#18 IWWC#26-7SITE WaterMainRecordPlan Rec042726](#)
[FD#19 IWWC#26-7SITE BLCompaniesResponseCommentsToGPU
Rec050426](#)
[FD#20 IWWC#26-7SITE
PlanSheetsRevisedTo050426PerGPUComments Rec050426](#)
[FD#21 IWWC#26-7SITE PublicWorksDirectorComments Rec050426](#)
[FD#22 IWWC#26-7SITE Revised050426PlanSet Rec050526](#)
[FD#23 IWWC#26-7SITE EGHomesReqstTableTo060226 Rec050526](#)

IX. NEW BUSINESS

- A. IWWC#26-10AR- 230 Iron Street (Map ID: 56-1110-219) Ledyard CT, Agent, Rick Souza, Property Owner, Mark Sellev, Three Sons Ledyard, LLC, for As of Right Determination for land clearing to support the expansion of nursery crop cultivation at Prides Corners Farm per Section 4.2 (Submitted 4/28/26, Date of receipt 5/5/26, DRD 7/8/26)

Attachments: [FD#1 IWWC#26-10AR Application Rec042826](#)

- B. IWWC#26-11AR - 77 Homestead Road (MAP ID: 59-1030-77) Ledyard CT, Applicant/Owner, Robert Stoodley, for As of Right Determination for installation of

temporary dock until completion of repairs to existing dock per Section 4.2.e.
(Submitted 4/30/26, Date of Receipt 5/5/26, DRD 7/8/26)

Attachments: FD#1 IWCC#26-11AR Application&VisionCard Rec043026
FD#2 IWWC#26-11AR ExistingDockDimensions&Photos Rec043026
FD#3 IWWC#26-11AR NewDockProposal Rec043026

- C. Sustainable CT - Train Municipal Representatives Action 8.3.b: Discussion of content learned through CT DEEP Municipal Inland Wetlands Agency Comprehensive Training Program

Attachments: [Action 8.3 Train Municipal Representatives](#)

X. APPROVAL OF THE MINUTES OF PREVIOUS MEETINGS

- A. IWWC Regular Meeting Minutes of April 7, 2026

Attachments: [IWWC Regular Meeting Minutes 4-7-2026 FINAL](#)

- B. IWWC Special Meeting Site Walk Minutes of April 24, 2026

Attachments: [IWWC Special Meeting Site Walk Minutes 4-24-26 FINAL](#)

XI. CORRESPONDENCE

XII. REPORTS

- A. Wetlands Report of May 5, 2026

XIII. ADJOURNMENT

DISCLAIMER: Although we try to be timely and accurate these are not official records of the Town.