



# TOWN OF LEDYARD

741 Colonel Ledyard Highway  
Ledyard, Connecticut 06339

## Inland Wetland and Water Courses Commission

### Meeting Minutes - Final

Chairman  
Justin DeBrod

#### Regular Meeting

Tuesday, April 1, 2025

7:00 PM

Council Chambers -Hybrid Format

- I. CALL TO ORDER
- II. PLEDGE OF ALLEGIANCE
- III. ROLL CALL AND APPOINTMENT OF ALTERNATES
  - Present** Chairman Justin DeBrod
  - Commissioner Dan Pealer
  - Commissioner Michael E. Marelli
  - Alternate Member Robert Graham
  - Excused** Vice Chair Beth E. Ribe
  - Absent** Alternate Member James Thompson

In addition, the following were present:

Zoning & Wetlands Enforcement Official, Hannah Gienau  
Land Use Assistant, Anna Wynn

- IV. APPROVAL OF ADDITIONS TO AND/OR CHANGES TO THE ORDER OF THE AGENDA  
None.
- V. CITIZENS PETITIONS (NON-AGENDA ITEMS ONLY)  
None.
- VI. PRE APPLICATION DISCUSSION AND/OR WORKSHOP  
None.
- VII. PUBLIC HEARINGS/APPLICATIONS  
None.
- VIII. OLD BUSINESS

- A. IWWC#25-5SITE - 19, 29 & 39 Military Highway (PARCEL IDS: 91-1590-19, 29 & 39), Gales Ferry, CT - Agent, Brian Smith, Esq., Robinson & Cole - Applicant/Owner: C.R. Klewin LLC for approval of regulated activities associated with construction of a 278-unit multifamily residential housing development & associated site improvements. (Submitted 2/24/25, Date of Receipt 3/4/25, PH Open 4/1/25, DRD 5/7/25)

Chairman DeBrodts stated for the record that the Site Walk for this application took place on March 29, 2025 and that the opening of the public hearing was rescheduled to April 22, 2025 in the Ledyard Middle School Auditorium.

MOTION to table application to the IWWC Special Meeting of April 22, 2025

**RESULT:** TABLED

**MOVER:** Dan Pealer

**SECONDER:** Robert Graham

**AYE:** 4 DeBrodts, Pealer, Marelli, and Graham

**EXCUSED:** 1 Ribe

**ABSENT:** 1 Thompson

- B. IWWC#25-6SITE - 600 Lantern Hill Rd (PARCEL ID: 74-1210-600) Ledyard, CT - Agent, Scott Johnson, Director, Ledyard Parks & Recreation - Applicant/Lessee: Town of Ledyard - Owners, Mary & Robert Graham for approval of regulated activities associated with site improvements for Lantern Hill Valley Park (Date submitted 2/26/25, Date of Receipt 3/4/25, Tabled to 4/1/25, DRD 5/7/25)

Chairman DeBrodts quickly reviewed the proceedings of this application from the last meeting. He asked Mr. Johnson, who was attending by Zoom, if had anything additional to present to the Commission. Mr. Johnson stated no.

Hannah Gienau read her staff report into the record addressing final comments for the application.

MOTION move to APPROVE Application #IWWC 25-6SITE, submitted by the Agent, Scott Johnson, Director of Parks and Recreation, Applicant/Lessee, Town of Ledyard, and the Property Owner Mary and Robert Graham, for regulated activities relative to construct site improvements for a park, including a pavilion, two pervious parking areas, boat launch, and multiple riparian buffers & associated site improvements as more fully described in the application & supporting documents, dated February 26, 2025 and a plan entitled "Plan Prepared for Town of Ledyard, Lantern Hill Valley Park, 596-602 Lantern Hill Road Ledyard CT, Dated February 2025" with the conditions as follows:

1. Soil erosion and sediment controls shall be installed prior to the start of work and maintained in good working order until any disturbed soils are permanently stabilized with vegetative cover.
2. Prior to the start of any work at the site, the Ledyard Wetlands Enforcement Officer shall

be notified and shall conduct an inspection to verify soil erosion and sediment controls have been properly installed.

3. Any future proposed changes to the proposed site plan submitted as part of this application shall be reviewed and approved by the Wetlands Official and/or the IWWC.

**RESULT:** APPROVED WITH CONDITIONS

**MOVER:** Dan Pealer

**SECONDER:** Michael E. Marelli

**AYE:** 3 DeBrodts, Pealer, and Marelli

**EXCUSED:** 1 Ribe

**ABSENT:** 1 Thompson

**RECUSED:** 1 Graham

IX. NEW BUSINESS

None.

X. APPROVAL OF THE MINUTES OF PREVIOUS MEETINGS

A. IWWC Regular Meeting Minutes of March 4, 2025

The Commissioner briefly discussed the minutes as presented.

MOTION to approve the IWWC Regular Meeting Minutes of March 4, 2025

**RESULT:** APPROVED AND SO DECLARED

**MOVER:** Dan Pealer

**SECONDER:** Robert Graham

**AYE:** 4 DeBrodts, Pealer, Marelli, and Graham

**EXCUSED:** 1 Ribe

**ABSENT:** 1 Thompson

XI. CORRESPONDENCE

None.

XII. REPORTS

A. Wetlands Staff Report of April 2025

Hannah Gienau briefly discussed her staff report with the Commission.

XIII. ADJOURNMENT

Commissioner Graham moved the meeting to be adjourned,

seconded by Commissioner Pealer

The meeting was adjourned at 7:22 p.m.

Respectfully submitted,

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Chairman Justin DeBrodt  
Inland Wetlands & Watercourses Commission

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