

JUN 03 2026

Land Use Department



TOWN OF LEDYARD

Inland Wetlands and Watercourses Commission

741 Colonel Ledyard Highway

Ledyard, CT 06339-1551

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June 3, 2026

1947 Center Groton Road LLC, Owner
John McBride, EG Homes
114 Torrington Court
Mooreville, NC 28117

Attorney William R. Sweeney, Agent
TCORS
43 Broad Street
New London CT 06320

RE: IWWC#26-7SITE-1947 Center Groton Road, 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.

Dear Attorney Sweeney,

The Ledyard Inland Wetlands and Watercourses Commission, at its June 2, 2026, regular meeting, rendered the following decision regarding your above-referenced application:

IWWC#26-7SITE-1947 Center Groton Road, 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.

APPROVED WITH CONDITIONS as follows:

1. Revise final Plans and Stormwater Management Report to address Town Engineer Memorandum dated 6/1/26 prior to filing of final plan set.
2. Applicant shall address any relevant comments submitted by Groton Public Utilities prior to the filing of final plan set.
3. 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.

4. 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 prior to the start of work.

5. 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.

Notice of this approval will be published in The Day newspaper on June 4, 2026 and this will commence a 15-day appeal period. Please contact me with any questions at (860) 464-3216.

Sincerely,
Hannah Gienau
Zoning & Wetlands Official

C: Elizabeth Burdick, Director of Land Use & Planning
File- Land Use Dept.