

TOWN OF WATERFORD
Application for Inland Wetland / Watercourse Permit

Type of Application:

Permitted Use, Section 4.1 _____

Unregulated Activities, Section 4.2 _____

Regulated Activities, Section 6 _____ Fee: _____

Agency Use:

Date Received: _____

Received By: _____

Application Number: _____

1. Applicant: Steven V. Heard		Phone: _____	
Address: 49 Niantic River Rd		State: CT	Zip: 06385
Fax: _____		E-Mail: _____	
2. Owner: _____		Phone: 860-373-4155	
Address: _____		State: _____	Zip: _____
Fax: _____		E-Mail: _____	
3. Agent: _____		Phone: _____	
Address: _____		State: _____	Zip: _____
Fax: _____		E-Mail: _____	
4. Property Address: 49 Niantic River Rd.			
5. Abutting Property Owners – Complete Attached Form			
6. Activity to be Reviewed and / or Licensed (attach sheet if necessary):			
Modify DON-encroachment (portion) area to control weeds and seed as lawn. - REVISED			
7. Description of Proposed Activity (attach sheet if necessary):			
8. Purpose of Activity (attach sheet if necessary):			
9a. Acreage of Property: 2.25		9b. Acreage of Wetlands: _____	
10. Acreage of Wetlands Altered: 0		OCT 11 2023	
11. Wetland Mitigation Proposed:		Planning & Development Town of Waterford, CT	
12. Section 7 and sections 8.1 & 8.2 of the Town of Waterford "Inland Wetlands and Watercourse Regulations" have been complied with: (Review attached check list)			
		Yes:	No:
The applicant / owner hereby gives the Commission, its agent and consultants the right of free access to any part of the property under consideration. The undersigned warrants the truth of all statements contained herein and in all supporting documents according to the best of his / her knowledge, information and belief.			
Applicant: Steven V. Heard		Date: 10/11/23	
Owner: [Signature]		Date: _____	
Agent: _____		Date: _____	

10/26/2023

Revised Wetland Non-Encroachment Boundary Request and Conservation
Easement Reduction Request for 49 Niantic River Road, Waterford, CT

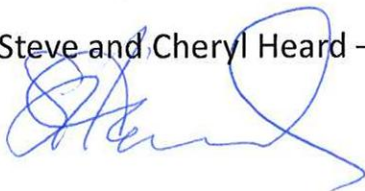
We understand the committee's concern about relaxing the wetland non - encroachment boundary as presented on our first request. With that in mind, we respectfully have amended our request. Please note that the Forsythia bushes that line the border of our yard have grown substantially since they were first planted years ago. To manage and maintain the mowing and trimming of our yard, we are asking your approval to modify the non-encroachment area boundary as measured by Maureen Fitzgerald on Oct 19th. If approved, we, with Maureen's assistance, will place stakes along the new mowing boundary. This will ensure that there is no further confusion regarding the boundary.

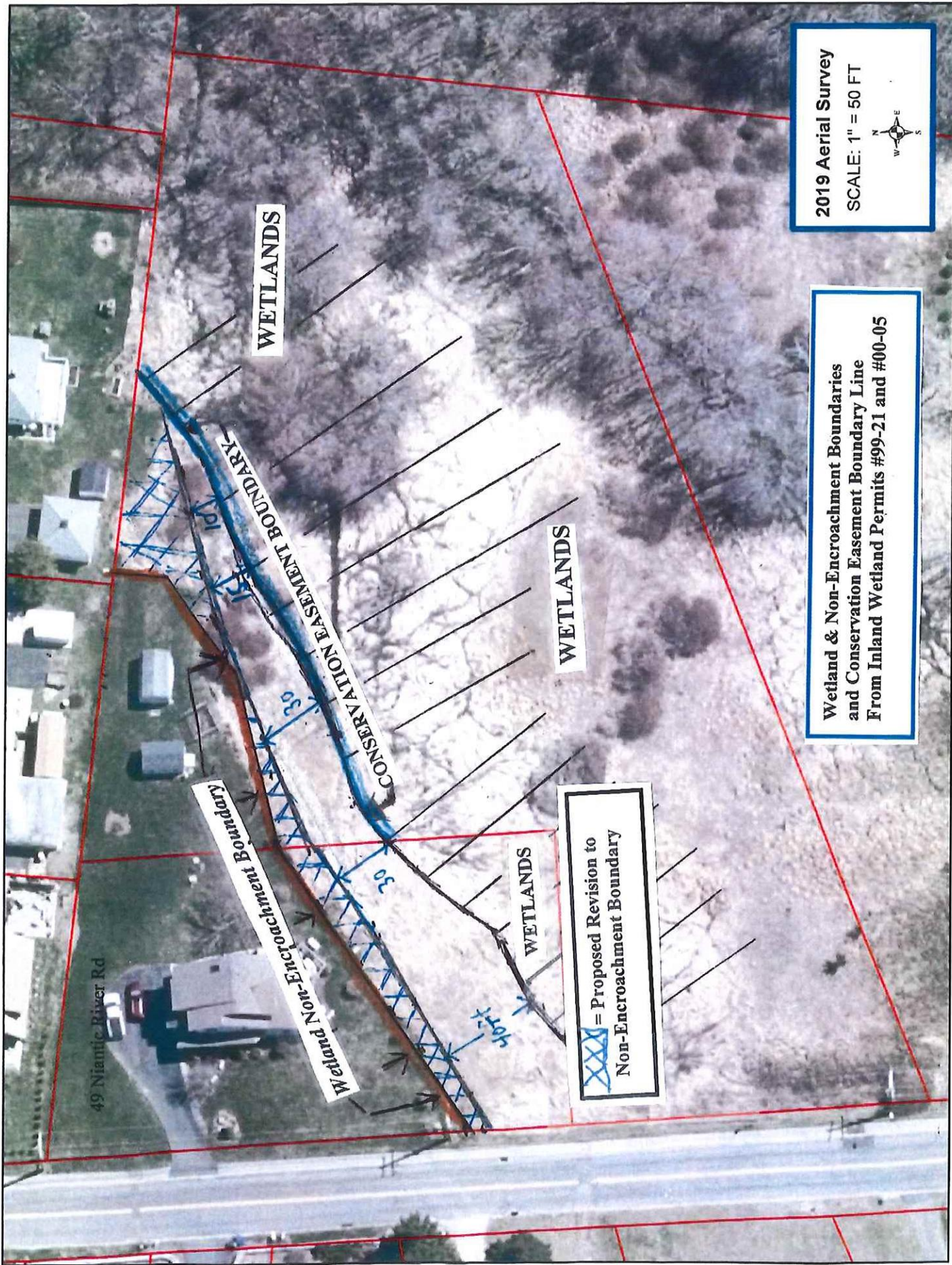
Again, when we purchased the second plot of land, with the wetlands, and combined our properties, there was a prior plan in place for a 2-story house. We put our two sheds where that house would have been built. There is a section of dry land right behind our sheds where we would like to grow and maintain grass where the weeds typically grow quite thick there. We feel that having more visibility in that area is important as a safety feature to allow us to observe and report on individuals that should not be there.

Amended Request: To be able to improve the appearance and increase usable yard space, safely maintain our property with a rider mower, convert a portion of the weedy edge to a maintained lawn, keep weeds at bay and have a safe buffer zone, we are requesting the amended Wetland Non-Encroachment Boundary bordering the wetlands and Conservation Easement Areas on our property be reduced as proposed on our revised plan attached.

Sincerely,

Steve and Cheryl Heard – 49 Niantic River Road





2019 Aerial Survey

SCALE: 1" = 50 FT



Wetland & Non-Encroachment Boundaries
and Conservation Easement Boundary Line
From Inland Wetland Permits #99-21 and #00-05

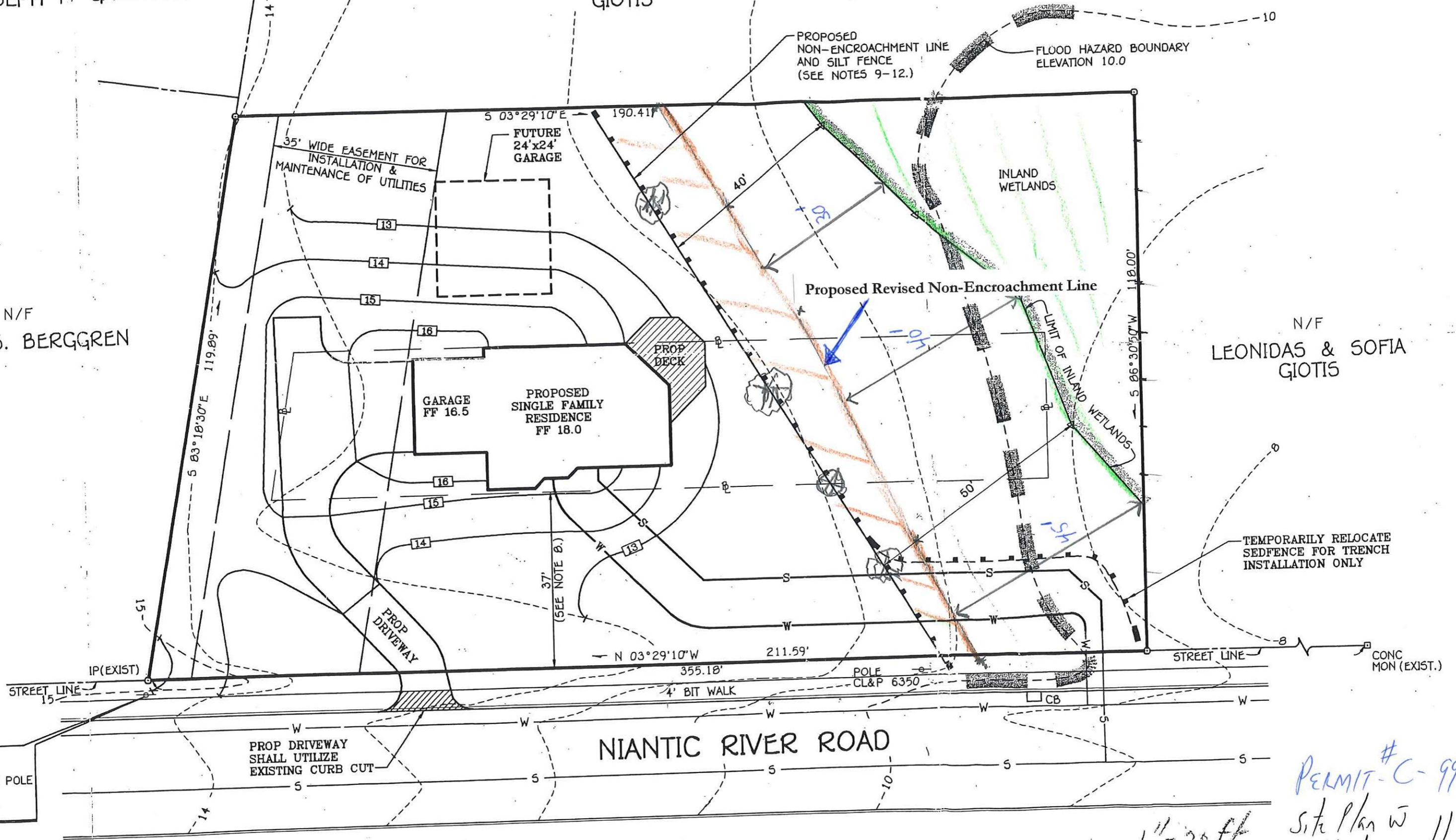
= Proposed Revision to
Non-Encroachment Boundary

N/F
JOSEPH F. GAROFANO

N/F
LEONIDAS & SOFIA
GIOTIS

N/F
AN S. BERGGREN

N/F
LEONIDAS & SOFIA
GIOTIS



PERMIT # C-99-21

1"=20 ft
Site Plan w
wetlands & wetland
non-encroachment line
49 Niantic River Rd

1" = 40 ft
PERMIT #C-00-05

