

MEETING MINUTES

Waterford Conservation Commission

September 25, 2025, 6:30 p.m.

Auditorium, Waterford Town Hall

Members Present: Keith Kriet, David Lersch, Tali Maidelis, Richard Muckle & Wade Thomas
Members Absent: Ivy Plis & Geneva Renegar
Alternates Present: David DeNoia
Alternates Absent: Avery Holzworth & Matthew Shea
Staff Present: Cassandre Grote, Recording Secretary

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WATERFORD, CT
SEP 30 P 1:26
TOWN CLERK

1. CALL TO ORDER

The meeting was called to order by Chairman Muckle at 6:30 p.m.
D. DeNoia was seated for I. Plis

2. APPROVAL OF MEETING MINUTES

Motion: Made by K. Kriet, seconded by D. Lersch to approve the September 11, 2025 meeting minutes, with a correction under item 3 that T. Maidelis is Director of the Waterford Land Trust.

Vote: 6 – 0

3. NEW APPLICATIONS – No new applications received

4. APPLICATION REVIEW

C-25-09: 152 Cross Road: Grading & construction for a commercial building and stormwater basin in the 100' upland review area; Owner/Applicant – Eagle AAM, LLC

Ian Cole, Registered Soil Scientist, Killingly Engineering, presented the revised plan, highlighting changes made based on comments from Environmental Planner. I. Cole answered various questions from the Commission regarding erosion control and excavation. The Commission voiced concerns with placement of the level-spreader at the top of the slope, and questioned if this could be placed at the bottom of the slope, right at the wetland boundary. I. Cole agreed to review this suggestion with Normand Thibeault, P.E. The Commission noted the need to obtain written permission for the removal of any trees on the adjacent property. The Commission requested Killingly Engineering come back to the next meeting to answer additional questions, including clarification of roof material and verification of stormwater velocity.

C-25-12: 34 Braman Road: Single Family House and On-Site Septic Construction;
Applicant – Christopher & Vanessa Kelmis, Owner – Robin Petchark-Perkins – Draft Permit

Patrick Caulkins, Caulkins Custom Home Building and Landscaping, LLC was present on behalf of the applicants.

The Commission reviewed draft permit C-25-12.

Motion: Made by T. Maidelis, seconded by K. Kriet to approve draft permit C-25-12 as written.

Vote: 6 – 0

5. VIOLATIONS – No violations discussed.

6. OTHER BUSINESS – No other business discussed.

7. CORRESPONDENCE –

Chairman Muckle reminded the Commission of the upcoming CACIWC conference, and requested that Commission members reach out to Staff regarding registration.

The Commission noted correspondence sent regarding decisions for timber harvests at 83 Pember Road and 63 Old Colchester Road, and approval of permit C-25-08.

8. ADJOURNMENT

Motion: Made by W. Thomas, seconded by D. Lersch to adjourn the meeting at 6:53 p.m.

Vote: 6 – 0

Respectfully Submitted,



Cassandre Grote
Recording Secretary