

Representative Policy Board  
**Land Use Committee**  
 South Central Connecticut Regional Water District  
 July 10, 2024

Minutes

The regular meeting of the Land Use Committee (“Committee”) of the Representative Policy Board (“RPB”), of the South Central Connecticut Regional Water District (“RWA”), took place on Wednesday, July 10, 2024, at the Prospect Reservoir, 2 Cornwall Avenue, Prospect, Connecticut. Chair Betkoski presided.

**Committee Members Present:** P. Betkoski, P. DeSantis, B. Eitzer, M. Horbal, M. Levine, G. Malloy, and J. Oslander

**Committee Members Absent:** J. Mowat Young

**RPB:** R. Harvey and C. Havrda

**Guest:** Mayor Robert Chatfield

**Management:** L. Marcik, C. Savoy, and J. Triana

Chair Betkoski called the meeting to order at 5:30 p.m. He reviewed the Safety Moment distributed to members.

On motion made by Mr. Malloy, and seconded by Mr. Eitzer, the Committee voted to approve the minutes of its June 12, 2024, special meeting.

Mr. Marcik, the RWA’s Capital Program Lead, and Mr. Savoy, the RWA’s Project Engineer, provided and update on the Prospect Dam, which included:

- Historical information
- Design phase advancement
- Permitting and regulatory approvals
- Water supply
- Project funding

Update on *The Land We Need for the Water We Use Program* – Mr. Triana, the RWA’s Real Estate Manager, reported:

Reservoir Levels (Percent Full)

	Current Year	Previous Year	Historical Average	Drought Status
June 30	94%	92%	88%	None

Rainfall (inches)

	Current Year	Previous Year	Historical Average
June 2024	3.94	2.48	3.71
Fiscal YTD (6/1/24 –	3.94	2.48	3.71

Land We Need for the Water We Use Program (Dispositions/Acquisitions)

- Hamden, Preisner property – Received packet from Murtha. Filed in vault.
- Cheshire, Bis/Bowman property – Seller supposedly removed the contamination source. We indicated preference to carve out the farm dump area due to contamination and possible wetlands violation. Discussed size of this with the seller.
- North Branford, Beech St., and Poms La. properties (NB 4) – NBLCT reported they got a review of the survey back from DEEP.

Rental houses:

- Woodbridge, 1029 Johnson Rd. – Owner stated that would schedule a meeting with us and their architect in July.
- Woodbridge, 2040 Litchfield Tpk. – Corresponded with owner about replacing rear chimney.

Forestry Update

- Killingworth - East Hammonasset Leaf Screen Thinning, (KI 4) – 75% complete.
- Hamden - Overstory removal and Tornado Salvage, (HA 36) – The harvest was halted in early June, and the logger pulled his equipment off the property on June 13th. It is uncertain at this point whether the buyer will continue with the salvage operation even if a market is found - 15% complete.
- Guilford - Menunketuc High-Grade Rehabilitation Cut and Conifer Release (GU12/12A) – 20% complete.
  - Planned and implemented the first field season of the Landscape Scale Restoration grant.
  - Worked with vendor and Field Operations to manage vegetation at the Gaillard Christmas tree farm.
  - Cleared black birch from within new white oak sapling release plots at BE13.
  - Scouted potential witch hazel harvesting locations in advance of upcoming field meeting with a former witch hazel harvester.

Recreation

- CT Trails Day hike at Chamberlain had 12 participants.
- Bass tournament at Lake Saltonstall had 33 participants.
- Butterfly walk at Lake Saltonstall had 20 participants.
- Butterfly walk at Lake Gaillard had 35 participants.
- Put up new large sign at entrance to Lake Saltonstall.
- Discussed additional signage with Bethany Horsemen to be placed at Lake Chamberlain.
- Cleared trails at Lake Chamberlain.
- The Water Wagon attended five events in June.

	June		May	
	2024	2023	2024	2023
Permit Holders	4,989	4,980	4,571	4,972

Special Activity Permits

- Connecticut Agricultural Experiment Station – (Dr. Elisabeth Ward) conduct research on invasive plants and regenerating ash trees by monitoring plots in areas where ash has been affected by Emerald Ash Borer. In ash stand along Fram River at the northern end of Lake

Gaillard (41.3798800, -72.7455400) and Lake Chamberlain (41.404111, -72.9910951) (6-3-2024 – 6/3/2025).

- Bimble's Bluff 50K (Russell Hammond) - Annual 50K foot race - Use of trails through Genesee Preserve north of Guilford (10/20/2024)
- Native Plant Trust (formerly New England Wild Flower Society) – (Michael Piantedosi, Conservation Director) – survey and seed collection of CT endangered plant species with DEEP approval species name Carex typhina, Totoket Mountain Guilford (6/20/24-12/31/24)

Other items

- Encroachments/agreements –
  - Orange, 854 Greenway Rd. (OR 4) – Abutter signed license agreement.
  - Seymour, 8 Jefferson St. (SE 1) – Notified that the abutting property was sold. Sent letter to new owner about encroachment (Mindlin).
  - Hamden, 95 Booth Ter. (HA 22 & HA 22A) – Surveyor set two pins along the line.
  - Hamden, Hamden Hall (HA 9A) – Spoke to Amodio about his initial impressions of the appraisal.
  - Hamden, 14 Russell St. (HA 6B) – Received sign agreement from the abutter.
  - Branford, 91 Linden Ave. – Discussed the matter of encroachments over water mains and within water main easements. Set up meeting to discuss with other RWA staff.
  - West Haven, Shingle Hill Tanks (WH 7) – Discussed plans with Engineering staff. We are still waiting for Yale’s consultant to provide a structural analysis of the roof of the tank.
- Invasive plants – Treated or documented invasive plant populations in East Haven and Branford.

Invasive Species Documented/ Mapped (ac)	55 acres
Invasive Species Treated (ac/MH)	4 acres

- Deer hunt – Mailed out acceptance letters to hunters.
- East Haven, Beach Ave. watermain – Consultant continued submitting the plans to DEEP. Corresponded with Beach Ave. property owners.
- West Haven, Allings Crossing Rd. (WH 6) – Continued corresponding with UI/Avangrid staff about old and new poles by the 20” water main.
- Yale Divinity School – Met with YDS staff to talk about land conservation as part of their Living Building Certification.
- Orange, Baldwin Rd. utility pole – A UI/Avangrid vendor requested to put a guy wire and anchor on our property. Attempted to get more information from UI/Avangrid staff directly.
- Durham, Madison Rd. – Received letter and photos from Vassel about activity on his neighbor’s property. Forwarded to Environmental Planning staff.
- Drone inspections – Flew drone for American chestnut flower search. Flew drone at Page’s Millpond to document water chestnut population.
- Personnel – Joshua Tracey was promoted to Forester II. Juliette Doyle and Brenda Leard started in the positions of Natural Resources Specialists.

There were no other land items to report.

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Chair Betkoski stated the next order of business would be to elect the Land Use Committee Chair for 2024-2025. He commented that he has served his maximum consecutive four-year term and advised the Committee that one member expressed interested in the position. Chair Betkoski asked the Committee if there were any others interested in serving as chair for the upcoming year. Hearing none, Mr. Malloy made a motion to nominate Mr. Levine as chair for the upcoming year. After discussion, Mr. Betkoski seconded the motion, and the Committee voted unanimously to elect Mr. Levine as Land Use Committee chair for 2024-2025.

The next regular meeting is on Wednesday, August 14, 2024, at 5:30 p.m.

At 6:35 p.m., on motion made by Mr. Malloy, and seconded by Mr. Horbal, the Committee voted to adjourn the meeting.

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Peter Betkoski, Chair

UNAPPROVED