

Representative Policy Board  
**Land Use Committee**  
South Central Connecticut Regional Water District  
December 11, 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, December 11, 2024, at the South Central Connecticut Regional Water Authority, 90 Sargent Drive, New Haven, Connecticut and via remote access.

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

**RPB:** R. Harvey, N. Campbell, and J. DiCarlo

**Management:** S. Lakshminarayanan and J. Triana

Chair Levine called the meeting to order at 5:31 p.m. He reviewed the Safety Moment distributed to members.

On motion made by Mr. Malloy and seconded by Mr. Horbal, the Committee voted to approve the minutes of its November 13, 2024 meeting, as presented.

Mr. Triana, the RWA’s Real Estate Manager, provided a presentation on the RWA Vault, which included:

- Contents
- Filing System
- Historical Documents

Committee members discussed vault location, fire suppression, electronic filing system database, backup, and access.

Mr. Lakshminarayanan, the RWA’s Interim Chief Executive Officer, reviewed the proposed FY 2026 Budget schedule. He reviewed dates for a joint meeting with the RPB Consumer Affairs Committee to review the FY 2026 Budget with management. After discussion, it was the consensus of the Committee to recommend a joint special meeting with the Consumer Affairs Committee on Thursday, April 17, 2024.

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
November 30	69%	86%	66%	None

Rainfall (inches)

	Current Year	Previous Year	Historical Average
November 2024	2.96	3.52	3.92
Fiscal YTD (6/1/24 –	20.54	28.38	23.04

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

- Madison – Corresponded with property owner of 24+/- acres.
- Cheshire, Bis/Bowman property – Started marking the new boundaries.
- Contacted by two abutters in Prospect and Guilford about acquiring our land. Explained that our land was protected and not for sale.
- Cheshire, Ricci property – Corresponded with consultant about the management plan for the property that was supposed to be authored by the town. The Authority holds a conservation easement over this parcel.
- Seymour, 56 Squantuck Rd. (SE 5) – Composed memo answering questions from the FMA about the application. LUC determined the application was complete. Letters and applications sent to required groups.
- North Branford, Beech St. and Poms La. properties – Corresponded with NBLCT staff about the boundaries and the gates.

Rental houses:

- Hamden, 233 Skiff St. (HA 9A) – P&Z application was tabled. Application for variances was submitted.
- Woodbridge, 1029 Johnson Rd. – Prospective buyer of property emailed to ask more questions about the deed restrictions.

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 (GU 12/12A) – **55% complete.**
  - Corresponded with DEEP staff about installing a water level sensor at the Big Gulph tunnel.
  - Worked on a plan for a slash wall timber harvest at Lake Saltonstall.
  - Repaired the gate at the Seymour slash wall harvest.
  - Marked timber for existing woodcutters and moved some existing woodcutters to new locations.
  - Worked with Natural Resource Specialists to order forestry planting stock for next year.
  - Researched ordering more biocontrol beetles for addressing hemlock wooly adelgid infestations.
  - Met with maple tapper at Lake Gaillard to coordinate removal and remounting his tubing and the removal of invasive plants by a contractor.
  - Organized site inspection at Prospect Reservoir for a vendor to supply a quote for mowing the lake bottom.

Recreation

- New Haven Bird Club walk occurred at Lake Dawson.
- Fishing season ended at the end of the month.
- Discussed importance of causeway at the head of Lake Chamberlain with Engineering.
- Cleared trails at Lake Chamberlain.
- Bethany Horsemen members worked on horse trails at Lake Chamberlain.
- Newsletter published and mailed out.
- Updated recreation pamphlet was finalized for printer.

	November		October	
	2024	2023	2024	2023
Permit Holders	4,838	4,730	4,889	4,823

Special Activity Permits

- Resources in Search and Rescue, Inc.-(Ms. Celeste Robitaille and designees)- Training of Search and Rescue K9 teams to locate lost or missing individuals, Two Cornwall Avenue, Prospect, (11/27/24 – 11/27/25).
- Resources in Search and Rescue, Inc.-(Ms. Celeste Robitaille and designees)- Training of Search and Rescue K9 teams to locate lost or missing individuals, RT 42 Swamp southeast of RT 42 Bethany; (11/30/24 – 11/30/25).
- Resources in Search and Rescue, Inc.-(Ms. Celeste Robitaille and designees)- Training of Search and Rescue K9 teams to locate lost or missing individuals, 20 Rimmon Road, Seymour (11/27/24 – 11/27/25).
- Resources in Search and Rescue, Inc.-(Ms. Celeste Robitaille and designees)-Training of Search and Rescue K9 teams to locate lost or missing individuals, Lake Watrous and Lake Dawson, (11/30/24 – 11/30/25).
- Dr. Chris Loscalzo (at request of CTDEEP) - Annual Midwinter Bald Eagle Survey - Lakes Saltonstall and Gaillard – (1/11/2025).
- New Haven Bird Club (Chris Loscalzo) - Annual Christmas Bird Count survey - Saltonstall, Whitney, Wepawaug, Maltby, Dawson, Glen, Chamberlain, Watrous – (12/14/2024).

Other items

- Encroachments/agreements –
  - Hamden, Hamden Hall athletic fields (HA 9A) – Signed amendment to agreement.
  - West Haven, Shingle Hill Tanks (WH 7) – Received payment from Yale and copy of their insurance. Parties working on relocating the conduit run from the building to the tank.
  - Seymour, Clinton Rd. (SE 7) – Corresponded with vendor for the town using the building for a radio repeater. Indicated that they are responsible for any maintenance and that the town’s agreement needs to be renewed by January if they want to keep the equipment in our building.
- Invasive plants – Treated or documented invasive plant populations in Branford, Prospect, Seymour, and North Branford. Contractor cleared about 2 acres of autumn olive at newly acquired property off of Cherry Hill Rd.

Invasive Species Documented/ Mapped (ac)	5.75 acres
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Invasive Species Treated (ac/MH)	2 acres
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- Deer hunt – Hunt was completed with 40 deer harvested. Breakdown by gender and location is shown in the table.

Property	Number of Hunters	Does	Bucks	Total Deer
Gaillard (North Branford)	135	15	14	29
Bethany	25	0	2	2
Prospect	20	3	5	8
Ansonia/Seymour	8	0	1	1
<b>Total</b>	<b>188</b>	<b>18</b>	<b>22</b>	<b>40</b>

- Boundaries – Checked and remarked boundaries in Hamden and Cheshire.
- East Haven, Beach Ave. watermain – Consultant got the signed permission from the town. Submitted application to DEEP and notice was put into the newspaper.
- Guilford, Rockland Rd. gate (GU 18) – Corresponded with abutter about the lock on the gate.
- Hamden, Main St. – Replied to surveying firm about old maps we had from NHWC property in the Lake Wintergreen area.
- Watermain easement encroachments – Reviewed spreadsheet with GIS staff.
- New Haven, Sachem St. easement – Contacted Yale staff again in order to get easement for a portion of the street that was discontinued and is now owned by the university.
- Flood ALERT/Raw water – Renewed FCC licenses for all sites.
- Lake Whitney Dam project, East Rock Park – NRA conducted a tree inventory inside the park where we will need access to the dam.
- Land Use Plan – Worked on second drafts of maps for next LUP update.
- North Branford, UI watermain easement – Corresponded with town staff about getting an easement through their property. Supplied a boiler-plate easement for them to review.
- North Branford, new tank at West Pond Rd (NB 10) – Filed P&Z permit on the land records and gave copy to the building department.
- North Branford, Lake Gaillard pavilion (NB 4) – Filed P&Z permit on the land records and gave copy to the building department.
- Drone flights – Conducted a drone flight at Farm River-North Branford diversion to document the sediment buildup that will be dredged in the future. Conducted drone flights of various water tanks for Engineering. Inspected hatches on top of the tanks to determine if people needed to make closer inspections.
- Foresters and REM attended NE Mid-Atlantic Partnership for Forests and Water conference hosted by the RWA at the LWWTP. Forester (JT) helped coordinate the conference. Both Foresters spoke at the conference which was attended by about 90 people.

There were no other land items to report.

The committee reviewed volunteer assignments for upcoming Regional Water Authority meetings on:

- December 19, 2024 – G. Malloy
- January 23, 2025 – P. Betkoski

The next regular meeting is on Wednesday, January 8, 2025, at 5:30 p.m.

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At 6:25 p.m., on motion made by Mr. Malloy and seconded by Mr. Eitzer, the Committee voted to adjourn the meeting.

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Mark Levine, Chair

(R) = Attended remotely.

UNAPPROVED