

# TOWN OF FRANKLIN

## INLAND WETLANDS AND WATERCOURSES COMMISSION (IWWC)

Franklin Town Hall

7 Meetinghouse Hill Rd., Franklin, CT 06254

### AGENDA

#### REGULAR MEETING & PUBLIC HEARING

**Tuesday, June 7, 2022 -7:30 PM**

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This meeting will be held in-person and in virtual format with connections via ZOOM or Call-in

#### Join Zoom Meeting

<https://us02web.zoom.us/j/89849490363?pwd=UktQZmk5ZlY0TmZuNHRSQ09YWkZldz09>

Meeting ID: 898 4949 0363

Passcode: 025756

#### Dial by your location

+1 929 205 6099 US (New York)

Meeting ID: 898 4949 0363

Passcode: 025756

If you are experiencing difficulty call (860) 886.3114

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1. Call to Order:
2. Recognition of Visitors:
3. Public Hearing:
  - a. **IWWC 22-02 JOSEPH RANDAZZO [CONT]:** New Site Plan Review for Regulated Activities; Property located at Southeast Corner of Route 32 & Route 207, Assessors Map 53, Lot 12-42 & 12-43; Zoned C2; Existing use of property is vacant land, proposed is new gas station w/parking & warehouse / office building with units for lease.
4. Additions to the Agenda:
5. Approval of Minutes:
  - a. May 3, 2022 Regular Meeting
6. Report of the Wetlands Enforcement Officer:
7. Unfinished Business:
  - a. **IWWC 22-02 JOSEPH RANDAZZO:** New Site Plan Review for Regulated Activities; Property located at Southeast Corner of Route 32 & Route 207, Assessors Map 53, Lot 12-42 & 12-43; Zoned C2; Existing use of property is vacant land, proposed is new gas station w/parking & warehouse / office building with units for lease.
8. New Business:
  - a. **IWWC 22-05 VINEYARD SKY FARMS CORP:** Jurisdictional Ruling; Property located at 948 Route 32; Assessors Map 53, Lots 3-1; Zoned C-2; Existing Use of property is mix of unimproved and solar facility, Proposed Use is turn unimproved area into pasture for sheep grazing.
  - b. **IWWC 22-06 GARRETT HOMES LLC:** New Site Plan Review for Significant Activities; Property located at 99 Route 32, Assessors Map 44, Lot 24; Zoned C2/I; Existing use of property is residential, proposed activity includes demolition of existing single-family home & construction of 9,100 s.f. retail store with new paved parking & loading areas, site lighting, concrete walkways, stormwater management system & associated utilities & landscaping. Applicant requests that a public hearing be held on July 5, 2022 due to public interest.
9. Correspondence & Commission Matters:
10. Report of the Chair:
11. Public Comments:
12. Adjournment:

#### Ray Baribeault, Chairman

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