

**AGENDA**

The Packet for this meeting is available at  
<https://mansfield.civicweb.net/document/60847/?splitscreen=true>

**HYBRID MEETING**

In accordance with PA 22-3, this meeting will be held Hybrid. The meeting may be viewed live at <https://mansfieldct.gov/video>. A video recording of the meeting will be available on YouTube at "MANSFIELD CONNECTICUT STREAMING CHANNEL" (<https://mansfieldct.gov/video>) within seven (7) days after the meeting. Public Comment will be accepted by email at [planzonedept@mansfieldct.org](mailto:planzonedept@mansfieldct.org) or by USPS mail at 4 South Eagleville Road, Mansfield, CT 06268 and must be received prior to the meeting (public comment received after the meeting will be shared at the next meeting). Please email [planzonedept@mansfieldct.org](mailto:planzonedept@mansfieldct.org) or call 860.429.3330 by 3:00 PM on the day of the meeting to receive instructions for how to participate remotely.

**1. CALL TO ORDER AND ROLL CALL**

**2. APPROVAL OF MINUTES**

A. [08-07-2023 IWA Minutes](#) 4 - 7

**3. COMMUNICATIONS**

A. **Inland Wetlands Agent Monthly Report** 8  
[2023-09-06](#)

**4. OLD BUSINESS**

A. **W1629-1 Application of Wilhusky Housing, LLC for the Construction of two mixed-use Multi-Family/Commercial Buildings located at 22, 28-32 King Hill Road and 125/134 North Eagleville Road (Assessor's Parcel IDs 15.33.4, 15.33.3, 15.33.5 and 9.23.26) (IWA File Number W1629-1).**

**W1629-1 Wetlands Application** 9 - 25  
[W1629-1 HUB at Mansfield - Cover Letter](#)  
[W1629-1 HUB-at-Mansfield - IWA Application - UPDATED 7/24](#)  
[W1629-1 HUB at Mansfield - Letter from Attorney Deneen - Jurisdiction W1629](#)  
[W1629-1 HUB at Mansfield - Project Statement](#)  
[W1629-1 Staff Memo](#)

**W1629-1 Site Plans** 26 - 78  
[W1629-1 HUB at Mansfield Site A - Design Drawings UPDATED 7/24](#)  
[W1629-1 HUB at Mansfield Site B - Design Drawings UPDATED 7/24](#)

**W1629-1 Technical Reports** 79 - 789  
[W1629-1 HUB at Mansfield Site A - Preliminary Geotechnical Memorandum](#)  
[W1629-1 HUB at Mansfield Site A - Stormwater Report - UPDATED 7/24](#)

[W1629-1 Hub at Mansfield Site A - Wetland Assessment - UPDATED 7/24](#)  
[W1629-1 HUB at Mansfield Site B - Preliminary Geotech Report](#)  
[W1629-1 HUB at Mansfield Site B - Stormwater Report - UPDATED 7/24](#)  
[W1629-1 Hub at Mansfield Site B - Wetland Assessment](#)

**W1629-1 Abutter Notifications**

790 - 792

[W1629-1 Abutting Property Owner List](#)  
[W1629-1 Certified Mail Receipts](#)  
[W1629-1 Letter Re Documentation of Mailed Notice](#)

**W1629-1 Legal Notice**

793 - 796

[W1629-1 IWA Public Hearing Notice - Revised](#)  
[W1629-1 - Public Hearing Notice - The Chronicle - Revised](#)  
[W1629-1 07-17-2023 IWA Public Hearing Notice](#)  
[W1629-1 The Chronicle Public Hearing Legal Notice](#)

**W1629-1 Peer Review**

797 - 813

[W1629-1 CHA Peer Review 2023-07-05](#)  
[W1629-1 Applicant Response to Peer Review 2023-07-24](#)

**5. NEW BUSINESS**

**A. Inland Wetland Regulation Revisions**

814 - 845

*MOVE to schedule a public hearing for Monday, October 16, 2023, to hear comments on the IWA proposed amendments to the inland wetlands regulations including 1) reorganization to improve functionality, and 2) necessary amendments pursuant to CT Public Act 21-29, changes to state statutes, identified case law, and to enhance consistency between terms. The draft regulations shall be referred to the Town Attorney, Town Council, Conservation Commission, CT DEEP Wetlands Division, and adjoining municipalities for review and comment.*

[MEMO - Wetlands Regulatory update 2023 08 29](#)  
[Inland Wetland Regulations\\_Proposed Revisions\\_Redline\\_080423](#)

**6. OTHER COMMUNICATIONS AND BILLS**

**7. REPORTS FROM OFFICERS AND COMMITTEES**

**8. ADJOURNMENT**