

**TOWN OF SOUTH WINDSOR
INLAND WETLANDS AGENCY / CONSERVATION COMMISSION**

MINUTES: April 4, 2018

MEMBERS PRESENT: Elizabeth Warren, Jack Phillips, Barbara Kelly, John Blondin, Adam Reed, Arthur Jennings

ALTERNATES PRESENT: Jim Macdonald

STAFF PRESENT: Jeff Folger, Sr. Environmental Officer/Conservation Officer
Donna Thompson, Recording Secretary

THE FOLLOWING ARE MOTIONS MADE DURING THE REGULAR MEETING OF THE INLAND WETLANDS AGENCY/ CONSERVATION COMMISSION – MADDEN ROOM

Chairman Kelly called the meeting to order at 7:00 p.m. The Chair seated Alternate Macdonald for Commissioner Audrey Delnicki.

PUBLIC PARTICIPATION: None

PERMIT EXTENSIONS: None

CORRESPONDENCE AND REPORTS: None

BONDS: None

MINUTES: Minutes from 2/21/2018 were approved by consensus.

CONSERVATION COMMISSION:

Approximately 800 tree seedlings will be planted by the Town this year – for Public Works Day, Arbor Day, and to continue to fill in the understory on the Barton Fairgrounds, and to “kick-off” the restoration of Plum Gulley Brook.

WETLAND OFFICER:

Appl. #18-10P – Town of South Windsor Wapping Mews – 50 Elm St – Inland Wetlands/Conservation Commission application for approval of a building addition, parking lot extension and, stormwater structures located north of Elm St. A-20 Residential Zone.

This application was handled on the staff level. Mr. Folger distributed copies of the approval letter to commissioners. As an approval condition a bond in the amount of \$2000 will be collected for erosion and sediment controls and a bond in the amount of \$5000 for stormwater structures.

Because of difficulties in the past with contractors on Town projects, contracts are now going to include bonds being collected in order to ensure that the work is done satisfactorily and completely. The State requires we take the low bidder when State funds are involved in a project even if the contractor is not necessarily the best suited for the job.

Mr. Folger handed out photos of trees removed in the area of Evergreen Walk, believed to be property owned by The Nail Spa. All the trees along the watercourse behind the building were cut down. Mr. Folger will issue a cease and restore order in time for them to appear at the next meeting.

Commissioner Reed read the legal notice as published in the Journal Inquirer.

PUBLIC HEARING: 7:15pm

Appl. #18-02W – Town of South Windsor – 1540 Sullivan Ave – Inland Wetlands/Conservation Commission application for approval of the reconstruction of a water treatment plant outfall project located on Vibert Rd at the Town Boat Launch.

Lisa Muscanell-DePaola from Wright-Pierce presented the application. The Town originally intended to have the work done on the outfall ten years ago as part of the Treatment Plant upgrade, but due to timing constraints this work was eliminated from the permitting process at that time. The Town now wants to go ahead with this long overdue project. Wright-Pierce has been working with the Town and DEEP to design a stabilization plan for the outfall pipe at the riverbank. They are currently waiting for approval for a Structures, Dredging and Fill Permit from DEEP. Concurrently with DEEP, the Army Corp pre-construction notification will be granted as well. The outfall is within the coastal jurisdiction line. Town of South Windsor Dept of Public Works intends to do the work on this project during low flow conditions this summer. Approval from DEEP is forthcoming. The project should take one to two weeks to complete. Soft armoring and non-structural methods for stabilization would not be appropriate for the work due to tidal ebb and flow in this area. Rip-rap and coarse aggregate stone will be placed below the coastal jurisdiction line. Excavation below the coastal jurisdiction line will be necessary to install the rip-rap. No work will be done on the actual outfall pipe at this time. The other alternative was a “do nothing” alternative, which is not an option as this work is needs to get done and is long overdue. The stockpile of rip-rap will placed in the gravel parking lot adjacent to the project area. The excavated soil will be transported offsite. Restoration of the site will in the form of New England Semi-Shade Grass Mix for re-vegetation. A turbidity curtain and silt fence will be used for erosion and sediment control. Two trees will be cut down.

Commissioner Phillips requested that the accumulated sediment debris/mud in the location of the boat launch be removed as part of this project. In order to place the anchoring stones some excavation will be done. Commissioners felt that some debris would have to be cleaned up in order to bring in the equipment for the project. Clearing of the boat launch area was not initially part of the DEEP permit application, but it could possibly be added to the request. There was discussion regarding responsibility for dredging the boat launch area on a regular basis.

Commissioners were concerned with possible contamination of the soil dredged from the site, where it would be stored and if it would be tested prior to disposal or use.

Commissioner Phillips confirmed that the alternatives considered and found not feasible were do nothing and soft armoring (which would be washed away or corroded within a year or so).

Commissioners Kelly, Phillips, Blondin, Reed, and Macdonald visited the site.

Motion to: close the Public Hearing on Appl. #18-02

Was made by: Commissioner Phillips

Seconded by: Commissioner Jennings

Motion: carried

Vote: unanimous

Motion to: based on the record presented at the public hear move a finding of no prudent or feasible alternative

Was made by: Commissioner Phillips

Seconded by: Commissioner Blondin

Motion: carried

Vote: unanimous

NEW BUSINESS:

Appl. #18-02W – Town of South Windsor – 1540 Sullivan Ave - Inland Wetlands/Conservation Commission application for approval of the reconstruction of a water treatment plant outfall project located on Vibert Rd at the Town Boat Launch.

It was agreed that the project was long overdue.

Motion to: approve #18-02W, standard terms & conditions; work to be done during low flow conditions; a bond of \$2000 for perimeter erosion controls if work done by contractor other than Town; soil stockpile should be tested for contaminants prior to any other use or disposal; construction sequence should include removal of the accumulated sediment on the boat ramp in order to facilitate equipment access

Made by: Commissioner Phillips

Seconded: Commissioner Warren

Carried unanimously

Appl. #18-05P – AMF Realty 150 Sullivan LLC – 150 Sullivan Ave – Inland Wetlands/Conservation Commission application for approval of a commercial site plan, parking, stormwater management and associated utilities on property located north of Sullivan Avenue and west of Rye Street. General Commercial (GC) Zone

Phil Tartsinis, owner, presented the application. Robert Arsenault, engineer, contributed additional information as needed. Mr. Tartsinis stated there was initially zero wetlands impact, but based on Town recommendation of best engineering practices the installation of rip-rap created 200 sq ft wetland impact. Site is flat with sandy soils. The roof leaders have 2 infiltrators. The detention pond basin gives more infiltration with proper plantings and seeding.

Mr. Arsenault stated that the drainage system is a closed system; catch basins have trap hoods completely connected to one location for discharge into an existing ditch at the northeast corner of the site. The detention basin acts as both detention and sedimentation. All roof leaders for the buildings are being put into infiltrators for ground water recharge. John Ianni flagged the wetlands and his report is on the plans. The bottom of the basin is placed where ground water was encountered and to allow for a wet bottom basin. An approved wet mix will be used for seeding the wet area. The excavation area will be replaced with twelve inches of highly organic material.

At the Chair's request, Mr. Folger will confirm the status of the legume choice in the planting mixture.

Motion to: approve #18-05P, standard terms & conditions; a bond of \$5000 for erosion and sediment controls, a bond of \$10,000 for construction and establishment of the stormwater system

Made by: Commissioner Phillips

Seconded: Commissioner Blondin

Carried unanimously

Appl. #18-09W – Evergreen Walk Lifestyle Center Tamarack Ave. Bridge Replacement – Tamarack Ave.
– Inland Wetlands/Conservation Commission application for approval of an existing bridge replacement on property located west of Buckland Rd at the West Access Drive. Gateway Development (GD) Zone.

Ricky Mears from Benesch, presented the application. The project is to replace the existing bridge that carries Tamarack Avenue over the wetlands. The bridge was originally built twelve years ago as part of Evergreen Walk and has deteriorated rapidly due to some design issues. The existing superstructure will be replaced and some drainage issues will be addressed. The retaining wall on the northwest side will be replaced because of erosion caused by the lack of a bituminous concrete curb. Two catch basins will be installed which will help with sedimentation control. Timber mats will serve as access for construction personnel (no vehicles), as well as a degree shield for when the existing superstructure is removed and replaced. There will be upland soil impact with excavation occurring in both approach roadways and to accommodate the new superstructure. To prevent the problems of the original bridge, the new bridge will have a rigid concrete deck with a waterproofing membrane, and curbs and catch basins on both sides of the bridge. It is hoped construction will begin in September, allowing for all permitting to be in place. Technically, there is a zero wetlands impact – timber mats do not count as overall impact. The footings for the old bridge will stay in place and a new superstructure will be put on top of it. The existing wingwall will be removed and replaced, with reinforcement done to the embankment behind it. The steel will be galvanized not weathered and will hold up better to the environment. As part of the plan they will spray the Phragmites on both sides of the bridge in November.

Motion to: approve #18-09W, standard terms & conditions; a bond of \$3000 erosion and sediment control, and Phragmites control

Made by: Commissioner Phillips

Seconded: Commissioner Blondin

Carried unanimously

OLD BUSINESS: Modification request to Appl#17-46P, Lady Marion subdivision – 902 Foster St Ext - Rob Mannarino.

Mr. Mannarino presented the request for modification to the commission. If it is determined there is a vernal pool on Lot 1, then a conservation easement will be established. The modification would allow a building permit be issued but not a certificate of occupancy prior to the determination about the vernal pool.

The commissioners agreed that this was a reasonable request.

Motion to: modify Appl #17-46P, Lady Marion Woods; condition 4 of the original approval shall be eliminated and the following shall be added: the upland review area for the watercourse on Lot #1 shall be surveyed for evidence of whether it is a vernal pool or not; if there is evidence that it is a vernal pool, the upland review area on lots 1 and 2 shall be protected with a conservation easement; the easement shall be placed prior to the issuance of the certificate of occupancy

Made by: Commissioner Phillips

Seconded: Commissioner Warren

Carried unanimously

OTHER BUSINESS: Request for funding by Park & Rec: Ray Favreau presented a request from the Parks and Recreation Department for funds toward the purchase of a new tractor for maintaining all the open space and parks and grounds in Town. The 2004 tractor they have been using is no longer working and would be too costly to repair. A deposit has been made in the amount of \$33,000 toward the cost of \$59,550 for a tractor that will be able to do the kind of work needed. Mr. Favreau is requesting the balance of \$26,550 from the Open Space Maintenance Fund.

The commissioners requested Mr. Favreau's assistance in the following issues: the restoration of Vibert Road leading to the boat launch; the planting of trees on Town property at the base of the hill in the Wildlife Sanctuary, and restoration of the plaque at the top of the hill in the Wildlife Sanctuary.

The consensus of the commissioners was that the Conservation Commission does have some responsibility for the continued maintenance of the open space areas managed by Parks and Recreation.

Motion to: approve \$26,550 from the Open Space Maintenance Fund

Made by: Commissioner Warren

Seconded: Commissioner Blondin

Motion carried: Commissioner Phillips abstained

APPLICATIONS RECEIVED: none

ADJOURNMENT:

Motion to: adjourn at 9:00 p.m.

Was made by: Commissioner Blondin

Second by: Commissioner Jennings

The motion carried and the vote was unanimous

Respectfully submitted,

Donna Thompson

Recording Secretary

Approved: April 18, 2018