

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

Minutes

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April 5, 2017

MEMBERS PRESENT: Barbara Kelly, John Blondin, Art Jennings, Richard Muller, John Phillips

ALTERNATES PRESENT: none

STAFF PRESENT: Jeffrey Folger, Sr Environmental Planner/Conservation Officer
Donna Thompson, Recording Secretary

Vice Chairperson Kelly called the meeting to order at 7:00 pm.

PUBLIC PARTICIPATION: none

PERMIT EXTENSIONS: none

CORRESPONDENCE AND REPORTS: none

BONDS: none

MINUTES: March 15, 2017, approved by consensus

CONSERVATION COMMISSION: Nothing to report at this time.

WETLAND OFFICER:

Mr. Folger stated that the Orchard Hill site needs a little tweaking but is in pretty good shape.

Mr. Folger also stated that the top tier of the Lowe's stone wall had a partial collapse. The manager will have it repaired as well as attending to some maintenance of the vegetation in the area.

PUBLIC HEARING: none

NEW BUSINESS:

Appl. 17-07P, Aldi Distribution Facility Expansion – 275 Rye St – Conservation application for an addition to an existing warehouse structure, parking, storm water controls and associated improvements on property located westerly of Rye St., Industrial (I) Zone.

Ben Wheeler from Design Professionals presented the application. Mr. Wheeler stated that this is a conservation commission application and that the project will be done in two phases. Phase 1 will consist of a 70,000 sf cooler section and Phase 2 will be a 100,000 sf section for additional dry goods storage. Some new storm water structures will be added, but the existing detention basin will not be changed. This detention basin was designed larger than needed when the original building was constructed ten years ago and will continue to be more than adequate. Standard erosion and sediment control measures will be utilized during construction.

Mr. Folger stated that the erosion and sediment controls are appropriate for the job and the site. He also stated that the property is being very well maintained.

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Minutes

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April 5, 2017

Motion to: to approve **Appl. 17-07P, Aldi Distribution Facility Expansion** – 275 Rye St – Conservation application for an addition to an existing warehouse structure, parking, storm water controls and associated improvements on property located westerly of Rye St., Industrial (I) Zone, with the following conditions:

1. The final approved copy of the entire set of plans and this letter reproduced thereon must be submitted to the Planning Department. This must be completed within 65 days of approval prior to any construction activity on the site. Plans submitted to Planning & Zoning Commission shall be considered having met this requirement.
2. The applicant shall indemnify and hold harmless the Town of South Windsor against any liability, which might result from the proposed operation or use.
3. The permit is valid for five years and shall expire on April 5, 2022. It is the landowner(s)/applicant(s) responsibility to track expiration dates and notify the Commission of a renewal request at least 65 days prior to expiration.
4. A bond shall be collected in the amount of \$10,000 to ensure proper placement and maintenance of erosion and sediment controls. The bond is to be held through the completion of both Phase 1 and Phase 2.
5. All approvals required must be obtained and submitted prior to any activity on the site.
6. A contact person shall be identified on the plans.

Was made by: Commissioner Phillips
Second by: Commissioner Jennings
The motion carried and the vote was unanimous

OLD BUSINESS: none

OTHER BUSINESS: none

APPLICATIONS RECEIVED: none

ADJOURNMENT:

Motion to: adjourn at 7:30 pm
Was made by: Commissioner Blondin
Second by: Commissioner Phillips
The motion carried and the vote was unanimous.

Respectfully submitted,

Donna Thompson
Recording Secretary

Approved: May 17, 2017