

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

MINUTES: April 7, 2021

MEMBERS PRESENT: Barbara Kelly, Adam Reed, John Blondin, Paul Cote, Richard Muller, Art Jennings, James Macdonald, Elizabeth Warren

ALTERNATES PRESENT: None

STAFF PRESENT: Jeff Folger, Sr Environmental Planner
Michael Lehmann, IT
Donna Thompson, Recording Secretary

COUNCIL LIAISON PRESENT: Erica Evans

Chairperson Kelly called the meeting to order at 7:00 p.m.

PUBLIC PARTICIPATION: None

PERMIT EXTENSIONS: None

CORRESPONDENCE AND REPORTS: None

BONDS: None

MINUTES: 03/17/2021

Commissioner Reed asked that the March 17, 2021 minutes be amended to reflect Deputy Mayor Liz Pendleton's remarks about her involvement with the Native American village at Wood Memorial Library. Council Liaison, Deputy Mayor Liz Pendleton had stated that she teaches some Saturdays in the Wauhatche at Wood Memorial and has been for twenty-five years. She invited everyone to come for a visit.

The minutes of 03/17/2021, as amended, were approved by consensus.

CONSERVATION COMMISSION:

Mr. Folger stated that the Eagle Scout has completed the project for posting informational signs along the loop trail behind Phillip R Smith School.

Mr. Folger assisted Bill Marshall in marking the loop trail behind the Town Hall. The work crew was out on Saturday clearing out more of the invasive species. There will be shrubs planted in the floodplain between the Town Hall and Petersen Way. A Girl Scout troop will help with the planting as part of their Earth Day Celebration.

WETLAND OFFICER:

Mr. Folger stated that the weather has been cooperative, some rain, but nothing big as far as erosion and sediment is concerned.

Mr. Folger reported that the outstanding violation at 40 Sea Pave Road has been made worse by the owner's attempt to rectify the situation. Mr. Folger is working with him to clear up the issues. The owner is cooperative and very willing to take care of the problems. The original issue involved filling in wetlands which needed to be cleared out and stabilized. The owner made the situation worse when he used bobcats instead of an excavator in the area to be repaired. The area needs to dry out before the

appropriate equipment can be used. He has a month to comply with Mr. Folger's instructions. Everything will be seeded and erosion controls established. The owner is under a violation order at this time, not a cease and desist.

Commissioner Reed read the legal notice as posted on the Town's website.

PUBLIC HEARING:

Appl. 21-13P, Distinctive Tree Care-595 Nutmeg Rd - IWA/CC application for the construction of a 7200 sqft storage building, access drive extension, storage areas, stormwater management and associated utilities on a portion of land north of South Satellite Rd. Industrial (I) Zone.

Daniel Jameson, Design Professionals, represented the applicant. Mr. Jason Yerke, owner, was also present, as well as Glen Martin, Design Professionals. Mr. Jameson stated that they submitted an application for 591 Nutmeg Road also as it is part of the same project and abuts 595 Nutmeg. Both properties are owned by Jason Yerke. They want to construct a building on each property and a connecting drive between the two properties. This driveway will be more convenient and less hazardous then going out onto Nutmeg Road to commute between the facilities on each of the properties. The twenty-four foot wide, two lane connecting drive will be built over an existing berm across two wetland pockets. There will also be a four foot wide sidewalk along the drive to accommodate employees safely moving from one facility to the other. Of the alternatives considered, this proposal is the safest for truck traffic and employee/pedestrian activity, and of lower impact to the wetlands.

Mr. Jameson reviewed the water quality measures, which were relatively unchanged from the previously approved application. One of the three stilling basins will be extended in order to act as an infiltration swale/stilling basin. They have incorporated Mr. Folger's recommendations for the mitigation area – utilizing the existing sandy soil, adding a topsoil mix, promoting natural hydration of the area. Erosion controls include slit fence and Gabion baskets filled with wood chips. Mr. Folger's concerns about water quality from 591 Nutmeg were addressed with the explanation that all the pavement surface runoff from that property and some from the connecting drive would enter a water quality structure before being discharged to the main detention basin. All other flows will be conveyed to another water quality unit. There is a dry well proposed to promote groundwater recharge in the area.

Mr. Martin reviewed the landscaping plan and the proposed mitigation. There will be shade trees in the parking lots. A landscape buffer along Nutmeg Road will be planted with flowering evergreen shrubs, deciduous evergreen trees and ornamental grasses. There will be two three foot high berms to help screen the properties. The mitigation area will be comprised of native plants, both flowering and herbaceous, as well as native shrubs. The mitigation area will provide food and habitat for wildlife, as well as pollution uptake and nutrient removal. They will be saving as many trees as possible.

Mr. Yerke stated that the properties will be well maintained as it is a source of pride for him and his business. There will be an irrigation system and professional property maintenance.

Mr. Folger stated that the site plan divides the drainage shed of the property into separate areas so that it is not all going to the same site. The addition of the infiltration swale in the stilling basin will provide an extra measure of protection for the watercourse from overland flows. There is not the expectation of a lot of pollutants due to the nature of the business. The proposed mitigation will adequately offset the direct impacts from the proposed access drive itself. The plant community proposed for the area is good considering it will be a bench type graded area just above the watercourse. The plan for seepage hydration to the area should be successful as it is upgrade of the proposed mitigation. The upgrades to outfall of the older detention basin will increase the residence time within that area and provide good water quality for both the 591 building and 595 Nutmeg.

The consensus of the commission was that it is a well thought out plan, Commissioners had no further comments or questions.

There were no comments or questions from the public to be addressed.

Motion to: close the public hearing on Appl #21-13P

Was made by: Commissioner Blondin

Second by: Commissioner Cote

The motion carried.

The vote was unanimous.

Motion to: move a finding of no prudent and feasible alternatives based on the evidence in whole as presented at the public hearing

Was made by: Commissioner Blondin

Second by: Commissioner Muller

The motion carried.

The vote was unanimous.

NEW BUSINESS:

Appl. 21-13P, Distinctive Tree Care-595 Nutmeg Rd - IWA/CC application for the construction of a 7200 sqft storage building, access drive extension, storage areas, stormwater management and associated utilities on a portion of land north of South Satellite Rd. Industrial (I) Zone.

The commissioners had sufficient information to render a decision.

Motion to: approve Appl 21-13P, standard conditions; carryover of bonds previously collected: \$5,000 for establishment and maintenance of erosion and sediment controls, and \$10,000 for the installation of stormwater structures - these bonds will be applied to Appl 21-14P – 591 Nutmeg Road, also; an additional bond in the amount of \$5,000 for mitigation plantings to be held for three growing seasons

Was made by: Commissioner Warren

Second by: Commissioner Jennings

The motion carried.

The vote was unanimous.

Appl. 21-14P, Distinctive Tree Care-591 Nutmeg Rd - IWA/CC application for the construction of a 4621 sqft building, parking and storage areas, stormwater management and associated utilities on a portion of land north of Governors Hwy and west of Nutmeg Rd. Industrial (I) Zone.

The commission needed no additional information to render a decision.

Motion to: approve Appl 21-14P, standard conditions; carryover of bonds previously collected: \$5,000 for establishment and maintenance of erosion and sediment controls, and \$10,000 for the installation of stormwater structures - these bonds will be applied to Appl 21-13P – 595 Nutmeg Road, also.

Was made by: Commissioner Cote

Second by: Commissioner Jennings

The motion carried.

The vote was unanimous.

Appl. 21-12P, Esteem Manufacturing Corp.-187 South Satellite Rd - IWA/CC application for the construction of a 5400 sqft building addition, stormwater management and associated utilities on a portion of land north of South Satellite Rd. Industrial (I) Zone.

Frank Borawski, PDS Engineering, represented the applicant, who owns this building and the one adjacent to it. The addition will be on the back of the existing building, Most of the disturbance will be within the upland review area. There will be no disturbance to the existing buffer on the back side. It is proposed to fill in the spaces from dying shrubs with new shrubs. Water quality will be improved by the addition of StormTech storage chambers that will be located at the front of the parking lot. The rain water

from the roof will be run through the existing sub-surface units, out of that and then into some additional ones before it goes into the storm system. The runoff from the site will be greatly reduced from what it is now. The fence between the two buildings will be removed. At this time, there is no other connection proposed between the buildings other than the existing walkway. There will be a concrete dumpster pad placed on the pavement of the parking lot at the rear of the property. Water quality and drainage will be improved with this project. There will be a fabric filter placed over the existing catch basin at the back of the lot during construction.

Mr. Folger stated that the additional sub-surface units are going to satisfy any concerns he had about water quality and storage of runoff. They have proposed perimeter erosion controls around the back during construction.

The commission felt it was a straight forward plan with appropriate erosion and sediment controls.

Motion to: approve Appl 21-12P, standard conditions; bonds: \$5,000 for establishment and maintenance of erosion and sediment controls, and \$10,000 for the installation of the additional stormwater structure

Was made by: Commissioner Blondin
Second by: Commissioner Jennings
The motion carried.
The vote was unanimous.

**Appl. 21-21P, Town of South Windsor - Pleasant Valley Elementary School - 591 Ellington Rd -
*Determination of Public Hearing*** - IWA/CC application for the construction of a public-school complex, stormwater management and associated utilities on a portion of land east of Ellington Rd and west of Long Hill Rd. Rural Residential (RR) Zone.

Motion to: set a public hearing for Appl 21-21P at the next scheduled meeting due to possible public interest and possible adverse impact to wetlands or watercourses
Was made by: Commissioner Blondin
Second by: Commissioner Warren
The motion carried.
The vote was unanimous.

The next scheduled meeting is April 21, 2021.

OLD BUSINESS: None

OTHER BUSINESS: None

APPLICATIONS RECEIVED:

ADJOURNMENT:

Motion to: adjourn at 7:56 p.m.
Was made by: Commissioner Blondin
Second by: Commissioner Jennings
The motion carried.
The vote was unanimous.

Respectfully submitted:

Donna Thompson
Recording Secretary

Approved: April 21, 2021