

**INLAND WETLANDS COMMISSION
REGULAR MEETING MINUTES
WEDNESDAY, MARCH 4, 2015 – 7:00PM
NEW HARTFORD TOWN HALL – 530 MAIN STREET**

PRESENT: Chairman James Hall, Anne Hall, Troy LaMere, Nancy Schroeder Perez, James Chakulski, Lou Moscaritolo, Inland Wetlands Enforcement Officer Steve Sadlowski.

ABSENT: Wayne Ryznar.

Chairman James Hall called the meeting to order at 7:00PM. All regular members were seated for the meeting. The proceedings were recorded digitally, and copies are available in the Land Use Office in Town Hall.

1) PUBLIC HEARINGS:

A. John and Linda Casey- Applicant/EMB Realty – Owner – Map 044 Block 137 – Lot 20A, 170 Main Street – Replacement of Existing Storm Drain Pipe.

Mr. David Whitney, P.E., addressed the commission on behalf of the applicants and presented a design plan to address the issues at the subject property. Among the elements proposed by Mr. Whitney were to install a catch basin with a four foot sump at the corner of the parking lot which is where the inlet of the existing culvert is presently. He also included installing a fifteen (15") inch diameter, seventy (70') foot long storm drainage pipe to the south onto an adjacent vacant lot next door which is also owned by the applicants. Mr. Whitney described what was originally a plunge pool has grown to become a sixty-five (65') feet long by ten (10') feet wide by three (3') feet deep infiltration basin. Mr. Whitney provided a photograph with a sketch to indicate approximately where the basin would be. He noted that no trees will have to come down in the location. He also then noted that the plan he has drafted included storm water computations to justify the size of the basin.

Mr. Whitney also addressed the area where the canoes come in and out of the water. He explained that this was a separate concern of the folks he met with out at the site, Liz Lacey, director of Farmington River Coordinating Committee and Eileen Fielding, Executive Director of Farmington River Watershed Association. Mr. Whitney provided a photograph taken in December, 2014 depicting the erosion occurring in that area. Mr. Whitney noted that he reviewed a reference source as provided by Ms. Lacey, Design Guidance to Canoe and Kayak Launches, a 117 page publication from the National Parks Service. Mr. Whitney noted that his design calls for a landscape timber path down to the river. He further reported that his plan calls for the removal of the sand from the area and to replace it with a sharper sand with 1"-2" rounded stone mix which will serve to mimic sand, serving as a softer spot for the canoes to land. On either side of the path, Mr. Whitney noted would be loamed and seeded. Mr. Whitney discussed forms of treated timber for the steps for consideration.

Mr. Whitney noted the inclusion of notes regarding storm water maintenance. He noted that basically the maintenance of a storm water system would consist of an annual sweeping of the parking lot and removal of sediment from the catch basin sump. He noted that the sump was increased from two feet to four feet at Mr. Sadlowski's recommendation. Mr. Whitney noted the inclusion of maintenance notes that include: quarterly inspection of infiltration basin, pipe outlet and burm; sediment will be removed as needed from the basin and pipe outlet area; the burm shall be repaired as needed; infiltration basin should be mowed annually in the spring, as soon as practical; timber steps and beach areas shall be inspected regularly and after major storm events and eroded area should be stabilized and gravel replaced as needed; and lawn areas in the vicinity of timber steps and beach area may be mowed regularly and shall maintain a minimum grass height of six inches.

Mr. Whitney shared details of communications he had received regarding this application including an email from Liz Lacey, an email from Mr. Sadlowski, as well as a memorandum from Roger Hurlbut. Mr. Whitney reported the concerns, comments and suggestions from the communications he received and the measures he included to address them.

Mr. Troy LaMere inquired as to what measures were taken by the applicant in response to the directives that resulted from the last meeting. Mr. Whitney commented that the applicant put some hay bales around the

catch basin. Mr. Hall confirmed the placement of the hay bales but did not think that anything had been done to address the path going down to the river. Mr. Sadlowski concurred with this.

Mr. LaMere commented that he is offended that the directives previously ordered were not followed. Mr. Hall noted that if this application is approved, a condition could be included stating that until such time that construction is completed, suitable measures subject to wetlands enforcement officer be taken and maintained to prevent any further erosion or sedimentation.

Ms. Nancy Schroeder Perez inquired whether the drainage easement is going to be a deeded easement. Ms. Anne Hall inquired whether the maintenance is written into that easement. Mr. Whitney responded that he did not think that the easement has been written yet. Ms. Schroeder Perez asked if it could be written into the easement and Mr. Whitney responded that it could.

Mr. LaMere recommended that native pea gravel rather than sandy gravel mix for the beach area. Mr. Whitney agreed that this could be used.

Ms. Schroeder Perez inquired about the use of cedar wood rather than treated timbers for the steps. Mr. Hall suggested that redwood or locust would be appropriate choices, too.

MOTION: Ms. Schroeder Perez, Mr. James Chakulski second, **to close the public hearing in the matter of John and Linda Casey- Applicant/EMB Realty – Owner – Map 044 Block 137 – Lot 20A, 170 Main Street – Replacement of Existing Storm Drain Pipe; unanimously approved.**

MOTION: Ms. Schroeder Perez, Ms. Hall second, **to swap the order of the Agenda under Item #2, Pending Applications; unanimously approved.**

2) PENDING APPLICATIONS:

A. Douglas & Linda Roth – Map 045- Block 153 – Lot 3, 135 Ratlum Road – Construct a single story Accessory Dwelling of Approximately 1700 sq. and improvements to the Existing North Driveway. Dwelling Foundation Would be Within 25 Feet of Wetlands.

Mr. Tom Grimaldi, Project Engineer for Hiltbrand Engineers, addressed the commission regarding this application. Mr. Grimaldi reviewed the initial design as presented in October, 2014, and also reviewed the comments from the commission made at the time. He then reviewed the plans which had also included the drainage design that he had presented in December, 2014 and the modifications that were made at that point. Mr. Grimaldi noted that at that time Mr. Hurlbut had not had the opportunity yet to review the plans. He then detailed the comments and concerns as expressed by Mr. Hurlbut and the measures taken to address them. Among these addressed were delineating the clearing limits, replace the current fifteen (15") inch corrugated metal pipe to twenty-four (24") inch high density polyethylene pipe, hay bales on site along with the detailed erosion and sedimentation measures described. Mr. Grimaldi noted that based on comments made by the commission at the December meeting, he has now included all landscaping plans.

MOTION: Mr. LaMere, Ms. Schroeder Perez second, **that after both oral and written testimony to approve the application for Douglas and Linda Roth, 135 Ratlum Road for the construction of an accessory dwelling as per the plans submitted entitled, Site Plan #135 Ratlum Road", by Thomas Grimaldi and Robert Hiltbrand Engineers dated January 13, 2015 and is subject to the standard conditions; unanimously approved.**

B. John & Linda Casey – Applicant/EMB Realty - Owner – Map 044 Block 137 Lot 20A – 170 Main Street – Replacement of Existing Storm Drain Pipe.

MOTION: Ms. Schroeder Perez, Mr. Lou Moscaritolo second, to approve the application in the matter of John & Linda Casey – Applicant/EMB Realty - Owner – Map 044 Block 137 Lot 20A – 170 Main Street – Replacement of Existing Storm Drain Pipe subject to the standard conditions as well as the following:

1. Suitable measures as per the Wetlands Enforcement Official shall be installed to stabilize/minimize erosion until such time that this work is completed;
2. The drainage easement shall be submitted for review to the Land Use Office and shall include adequate maintenance language;
3. A material not known to leach any toxic chemicals shall be used on the steps such as redwood or locust; and
4. Pea gravel to be used near the river instead of sand; unanimously approved.

3) New APPLICATIONS:

None .

4) MEETING MINUTES:

A. December 3, 2014 regular meeting.

MOTION: Ms. Hall, Ms. Schroeder Perez second, to approve the December 3, 2014 Minutes; unanimously approved.

5) INLAND WETLANDS OFFICER’S ENFORCEMENT REPORT:

None.

6) CORRESPONDENCE:

Mr. Sadlowski provided a newsletter (The Habitat) from CACIWC, Connecticut Association of Conservation & Inland Wetlands Commissions, Inc.

7) OTHER BUSINESS PROPER TO COME BEFORE THE COMMISSION:

A. Election of Officers.

Nominations were made: Mr. Hall as chairman, Mr. LaMere as vice chairman, and Ms. Hall as secretary. Mr. Hall requested that the secretary cast one vote in view of the fact that the seats were uncontested reflecting the intent of the commission to elect the nominees.

Ms. Hall made a vote that James Hall be chairman of the Inland Wetlands Commission of the Town of New Hartford, Troy LaMere as Vice Chairman of the Inland Wetlands Commission of the Town of New Hartford, and Anne Hall as Secretary of the Inland Wetlands Commission of the Town of New Hartford.

MOTION: Ms. Schroeder Perez, Ms. Hall second, to adjourn at 7:54PM; unanimously approved.

Respectfully submitted,

Pam Colombie
Recording Secretary