

**New Hartford Inland Wetlands Commission
TOWN OF NEW HARTFORD, CONNECTICUT
REGULAR MEETING MINUTES
Wednesday, August 3, 2016 at 7:00 PM
New Hartford Town Hall
530 Main Street, New Hartford, Connecticut**

PRESENT: Chairman James Hall, Anne Hall, Lou Moscaritolo, Nancy Shroeder Perez, Regina Wexler, and Inland Wetlands Officer Ruth Mulcahy.

ABSENT: James Chakulski, Wayne Ryznar.

Chairman James Hall called the meeting to order at 7:02PM. The meeting was recorded digitally and copies are available through Town Hall.

1) PUBLIC HEARINGS:

A. Michelle Moore/Applicant – Michelle E. Moore & James A. Susco/Owners. – Map 04A – Block 112 – Lot 040 – 710 West Hill Road – Construction of a Septic System Just Beyond 100 Foot of Upland Review Area with Some Grading Which May Encroach Upon 100 Foot Border.

Joseph Green, P.E., of Robert Green Associates appeared before the Commission regarding this application. Mr. Green pointed out to Commissioners on the plans the location of the proposed septic system in relation to the site's existing well and its seventy-five (75') foot radius as well as the location of the neighboring well and its respective radius. He then identified the small area, downhill from the dwelling, that was remaining.

Mr. Green reviewed the written comments submitted by Steven Trinkaus, P.E. of Trinkaus Engineering, LLC as well as those submitted in response, by the Town's engineer, Todd Parsons, P.E. of Lenard Engineering, Inc. The first item addressed was the method employed to calculate the restrictive layer. Mr. Green also presented with an enlarged rendering of the cross-section. Mr. Green explained that because of the select fill proposed, the perc rate used is appropriate according to the Health Code. In response to an objection within the written comments shared by Mr. Trinkaus regarding the type of system used, Mantis, Mr. Green noted that this product is approved by the State of Connecticut. The size of the tank being proposed was also addressed by Mr. Green. Mr. Green emphasized that the current system is failing and is a health hazard and that his design keeps the proposed new system as far away from the lake as possible.

Both Mr. Parsons and Mr. Trinkaus were present and responded to Mr. Green's explanations addressing points raised through their respective written reviews. Mr. Parsons explained that the more detailed cross section helped to clear up the concern raised about the restrictive layer. He noted that every time there is a septic system repair, the goal is always to do the best as can be reasonably done. He opined that increasing the capacity of the system by adding one more row is a worthwhile benefit. Mr. Parsons noted that he does not object to a Mantis system but explained that this type of system does require more oversight. He recommended that the applicant provide a quality control plan, noting that while it need not be extensive, it should include some assurance that the materials brought in are appropriate. A gradation test of the sand being used would aid in providing some assurance, Mr. Parsons explained. He explained that while Farmington Valley Health District does not require gradation testing of material after it is installed, it is not uncommon for other health districts to make this a requirement and may be worthy of consideration.

The applicant, Ms. Michelle Moore, addressed the Commission describing her experiences as a result of this failed septic system, and requested that her application be approved as soon as possible.

Ms. Ursula Rydingsvard of 610 West Hill Road spoke in favor of the application, noting that she is a neighbor and would like to see this septic system fixed.

Mr. Steven Trinkaus then addressed his comments regarding the size of the system and his concern with perc rate based on the fill. He explained his rationale for providing storage within a system, noting that it provides a buffer for flows.

Ms. Judy Harmon of 31 Aquatic Road spoke in favor of the application, suggesting that it should be done as soon as possible.

Mr. Jim Lucas of 712 West Hill Road, noting that he is the next door neighbor, spoke in favor of this application. Furthermore, he opined that the Town should run a trunk line up to this area to the Town's wastewater treatment plant.

Mr. Bill Adamsen of 166 Camp Workcoeman Road, noting that his group had hired Mr. Trinkaus to provide an independent engineering review, spoke in support of this application and also suggested that the work should be done as quickly as possible.

Ms. Shroeder Perez questioned whether Mr. Green had any objection to increasing the size of the tank to a 1500-gallon size and/or adding a row. He indicated that he did not, though noted that the size of the tank needed to be only 1000-gallon and that this design already included one at 1250 gallons. He explained that they don't necessarily have an objection to the extra row but opined that it is not necessary.

Mr. Hall then questioned the applicant as to her opinion about utilizing low-flow toilets and similar measures that would restrict flow. Ms. Moore explained that this is a second home closed from November through May and lacks heat in the bedrooms. She noted that the dwelling does not have a dishwasher.

Mr. Steve Kayser of 122 Camp Workcoeman Road noted that the applicant is in need of a septic system repair and that the Commission ought to proceed.

Mr. Steve Unger of 706 West Hill Road spoke in favor of the application but also shared his opinions as to the amount of time the whole process takes in receiving approval on septic system repair applications.

MOTION: Ms. Shroeder Perez, Ms. Wexler second, **to close the public hearing; unanimously approved.**

B. David Miner/Applicant – David E. & Lorraine K. Miner/Owners – Map 06A – Block 112 – Lot 065 – 134 Camp Workcoeman Road – Addition to Single Family Residence, Installation of Bioretention System for Roof Runoff.

Mr. Steven Trinkaus, P.E. of Trinkaus Engineering, LLC addressed the Commission regarding this application. He noted that his clients are seeking to build an addition to the north and west of the existing cottage. Mr. Trinkaus explained that the existing septic system was done a few years ago which included a new tank and pump chambers to an existing leaching system. He noted that a code compliant area that has been approved by Farmington Valley Health District.

He explained that the design is to take the roof drains from the existing cottage and the proposed addition into a bioretention system to infiltrate the water, filter the water, allow it to go through the ground water and then eventually into the lake.

Mr. Steve Kayser of 122 Camp Workcoeman Road spoke in favor of this application, noting his excitement to see a storm water quality plan be part of this application.

Mr. Tom Beecher of 142 Camp Workcoeman Road, noting that he is a neighbor only two doors north to the applicants, spoke in support of this application. He opined that the applicants have gone above and beyond in their efforts at trying to preserve the cottage as well as trying to preserve the laurel and oak trees in the front yard.

MOTION: Ms. Wexler, Mr. Moscaritolo second, **to close the public hearing; unanimously approved.**

C. Duncan Kruse/Applicant – Duncan A. & Kruse & Alison Melick-Kruse/Owners – Map 06A – Block 112 – Lot 071 – 162 Camp Workcoeman Road – Demolition of All Structures Excluding Dock. Removal of Iron Railings from House to Water, Crush and Fill Septic.

Mr. Trinkaus addressed the Commission regarding this application. He explained that the applicant lives south to the subject parcel. Mr. Trinkaus reported that the applicant is seeking to remove the house and shed, to disconnect the septic system and to remove a metal rail that goes down the stone steps to the lake. He explained that no new construction is proposed.

Mr. Trinkaus pointed out on a drawing where the commercial dumpster will be located on the site. He noted that a hydraulic excavator will be utilized for the removal of the structures. Mr. Trinkaus noted that the railing may be taken by attaching a chain to it and having the arm of the excavator slightly tug if it proves to not be loose enough to remove by hand. He also provided details for the removal of the septic system. He noted that it will be emptied of effluent and then crushed and buried. The site will then be seeded and hayed. Silt fence will be installed just below the area of the house, according to Mr. Trinkaus.

Mr. Bill Adamsen of 166 Camp Workcoeman Road spoke in support of this application, noting his property abuts just to the north of the subject parcel. He noted that it is the only property around the lake going from development to a natural habitat and praised the applicant's plan.

Mr. Steven Kayser of 122 Camp Workcoeman Road questioned whether there are any additional grading plans for after the house is removed. Mr. Trinkaus indicated that there is very dense vegetation with a deep litter layer, noting that water will not run through it.

MOTION: Ms. Shroeder Perez, Ms. Wexler second, **to close the public hearing; unanimously approved.**

D. Town of New Hartford – 580 West Hill Road – Remove Existing Boat Mooring Area & Replace with Proposed New Design.

Mr. Todd Parsons, P.E. of Lenard Engineering, Inc. addressed the Commission on behalf of the applicant. He noted that he had just submitted revised plans as well as photographs of existing conditions reflect. He noted that his firm has attempted to address the feedback provided from the brief presentation at last meeting.

Mr. Parsons explained that the project is located south of the swimming/beach area at Brodie Park, and is approximately .10 acres. He noted the location of an existing 3½' x90' wall along

the water line as well as the location of a concrete 12' x 25' pier. Mr. Parsons noted that there are a lot of cracks in the concrete in addition to much of it being misaligned. Mr. Parsons reported that the land behind the wall slopes upwards.

Mr. Parsons reviewed the reasons why some trees need to be removed as part of this project due primarily to their proximity to the excavation work that will be undertaken in addition to the grading that will be done. Mr. Parsons noted that three red maples will be replanted in this area.

He reviewed the equipment that will be used as well as the soil erosion controls that will be used.

Ms. Wexler questioned whether the resulting stumps of the cut trees will be left or taken out. Mr. Parsons noted that they will either be ground or removed with the excavator.

Mr. Bill Adamsen of 166 Camp Workcoeman Road spoke in support of the application noting that it was encouraging to see the removal of a bulk head rather than a proposal for installing one.

Mr. Steve Unger of 706 West Hill Road spoke in favor of the application, but questioned the diameter of the red maple trees. Mr. Parsons noted that the trees would likely be 2½" caliper.

MOTION: Ms. Hall, Mr. Moscaritolo second, **to close the public hearing; unanimously approved.**

2) PENDING APPLICATIONS:

A. Michelle Moore/Applicant – Michelle E. Moore & James A. Susco/Owners. – Map 04A – Block 112 – Lot 040 – 710 West Hill Road – Construction of a Septic System Just Beyond 100 Foot of Upland Review Area with Some Grading Which May Encroach Upon 100 Foot Border.

MOTION: Ms. Wexler, Mr. Moscaritolo second, **to approve the application in the matter of Michelle Moore/Applicant – Michelle E. Moore & James A. Susco/Owners. – Map 04A – Block 112 – Lot 040 – 710 West Hill Road – Construction of a Septic System Just Beyond 100 Foot of Upland Review Area with Some Grading Which May Encroach Upon 100 Foot Border, subject to the standard conditions as well as the following:**

- 1. That the applicant's engineer shall submit a detailed cross section subject to review by the Town's engineer in order to clarify that the system will be entirely within the fill area;**
- 2. That the applicant should expand the system by adding an additional row, with the Mantis system, downhill from where the system is currently designed;**
- 3. That oversight by the Town Engineer is required;**
- 4. That there shall be a gradation test on the sands after installation;**
- 5. That the septic system itself should be enlarged to include a 1500-gallon tank; and**
- 6. That all consulting fees should be paid by the applicant in addition to any outstanding application fees that may or may not have been paid; unanimously approved.**

B. David Miner/Applicant – David E. & Lorraine K. Miner/Owners – Map 06A – Block 112 – Lot 065 – 134 Camp Workcoeman Road – Addition to Single Family Residence, Installation of Bioretention System for Roof Runoff.

MOTION: Ms. Wexler, Ms. Hall second, to approve the application in the matter of David Miner/Applicant – David E. & Lorraine K. Miner/Owners – Map 06A – Block 112 – Lot 065 – 134 Camp Workcoeman Road – Addition to Single Family Residence, Installation of Bioretention System for Roof Runoff subject to the standard conditions; unanimously approved.

C. Robert Switzgable/Applicant – Ann Switzgable/Owner – Map 06A – Block 112 – Lot 076 – 178 Camp Workcoeman Road – Repair Concrete Dock & Replace Wooden Deck Boards.

Ms. Mulcahy questioned whether the entire length of the dock is getting repaired. Mr. Switzgable indicated that the repairs will occur only where necessary.

MOTION: Ms. Shroeder Perez, Ms. Wexler second, to approve the application in the matter of Robert Switzgable/Applicant – Ann Switzgable/Owner – Map 06A – Block 112 – Lot 076 – 178 Camp Workcoeman Road – Repair Concrete Dock & Replace Wooden Deck Boards subject to the standard conditions; unanimously approved.

D. Duncan Kruse/Applicant – Duncan A. & Kruse & Alison Melick-Kruse/Owners – Map 06A – Block 112 – Lot 071 – 162 Camp Workcoeman Road – Demolition of All Structures Excluding Dock. Removal of Iron Railings from House to Water, Crush and Fill Septic.

MOTION: Ms. Wexler, Mr. Moscaritolo second, to approve the application in the matter of Duncan Kruse/Applicant – Duncan A. & Kruse & Alison Melick-Kruse/Owners – Map 06A – Block 112 – Lot 071 – 162 Camp Workcoeman Road – Demolition of All Structures Excluding Dock. Removal of Iron Railings from House to Water, Crush and Fill Septic subject to the standard conditions; unanimously approved.

E. Town of New Hartford – 580 West Hill Road – Remove Existing Boat Mooring Area & Replace with Proposed New Design.

MOTION: Ms. Shroeder Perez, Ms. Hall second, to approve the application in the matter of Town of New Hartford – 580 West Hill Road – Remove Existing Boat Mooring Area & Replace with Proposed New Design; unanimously approved

The Commission recessed at 8:23PM and reconvened 8:32 PM.

3) NEW APPLICATIONS:

A. William Pond/Applicant – William B. Pond Jr. & Elizabeth Connole/Owners – Map 04A – Block 112 – Lot 031-30 – 670 West Hill Road – Refurbish Existing Dock, 52' Dock – Resurfacing and Support Consisting of White Oak. Existing Cement Piers to be Unchanged.

MOTION: Ms. Shroeder Perez, Ms. Hall second, to accept the application of William Pond/Applicant – William B. Pond Jr. & Elizabeth Connole/Owners – Map 04A – Block 112 – Lot 031-30 – 670 West Hill Road – Refurbish Existing Dock, 52' Dock – Resurfacing and Support Consisting of White Oak. Existing Cement Piers to be Unchanged deeming it as non-significant; unanimously approved.

B. Joe & Colleen Welker/Applicants – Joseph R. & Colleen A. Welker/Owners – Map 06A – Block 112 – Lot 064 – 130 Camp Workcoeman Road – Repair Damaged Wall Along Water Edge. Refurbish Previously Installed Dock as shown on Plan. Place Permeable Pavers (Irregular Bluestone) Assembly for Walking (To Avoid Tripping on Roots) and to Channel Water.

Mr. Joe Welker appeared before the Commission regarding this application. He explained that he is putting together a landscape plan that will include details on repairing the wall but maintaining as much buffer as possible to keep the water from running down to the lake.

MOTION: Ms. Shroeder Perez, Ms. Hall second, **to accept the application of Joe & Colleen Welker/Applicants – Joseph R. & Colleen A. Welker/Owners – Map 06A – Block 112 – Lot 064 – 130 Camp Workcoeman Road – Repair Damaged Wall Along Water Edge. Refurbish Previously Installed Dock as shown on Plan. Place Permeable Pavers (Irregular Bluestone) Assembly for Walking (To Avoid Tripping on Roots) and to Channel Water deeming it as significant activity and scheduling a public hearing at the next regular meeting; unanimously approved.**

C. David Alfano/Applicant – David Alfano & Tammie Duong/Owners – Map 009 – Block 035 - Lot 4B-4 – 424 Cedar Lane – Enlarge Existing Deck on Piers by Six Feet.

MOTION: Ms. Shroeder Perez, Mr. Hall second, **to authorize an agent determination in the matter of David Alfano/Applicant – David Alfano & Tammie Duong/Owners – Map 009 – Block 035 - Lot 4B-4 – 424 Cedar Lane – Enlarge Existing Deck on Piers by Six Feet; unanimously approved.**

D. James & Laura Minor – Map 06A – Block 112 – Lot 062 – 126 Camp Workcoeman Road - Insulation to Make Year-Round Plus Some Interior Renovations. (See Plans)

MOTION: Ms. Shroeder Perez, Ms. Hall second, **to authorize an agent determination in the matter of James & Laura Minor – Map 06A – Block 112 – Lot 062 – 126 Camp Workcoeman Road - Insulation to Make Year-Round Plus Some Interior Renovations; unanimously approved.**

E. Reverend Kevin P. Cavanaugh/Applicant – Reverend Kevin P. Cavanaugh Trustee of the Cavanaugh Family Irrevocable Trust – Map 054A – Block 112 – Lot 015 – 624 West Hill Road - Installation of a Handrail on the Shore That Will Extend out Past the Water's Edge Allowing Handicapped Individuals Safer Access When Entering and Leaving the Water.

MOTION: Ms. Hall, Ms. Shroeder Perez second, **to accept the application in the matter of Reverend Kevin P. Cavanaugh/Applicant – Reverend Kevin P. Cavanaugh Trustee of the Cavanaugh Family Irrevocable Trust – Map 054A – Block 112 – Lot 015 – 624 West Hill Road - Installation of a Handrail on the Shore That Will Extend out Past the Water's Edge Allowing Handicapped Individuals Safer Access When Entering and Leaving the Water deeming it as non-significant; unanimously approved.**

4) MINUTES – July 6, 2016

MOTION: Ms. Shroeder Perez, Mr. Moscaritolo second, **to approve the July 6, 2016 Minutes; unanimously approved.**

5) INLAND WETLANDS OFFICER'S ENFORCEMENT REPORT:

Ms. Mulcahy reported that she received a request for a Release regarding a Cease and Desist Order from 1999 on 368 Reservoir Road. She noted that a site visit conducted by Mr. Hall and her revealed that there were saplings and brush growing up through the previously constructed driveway and that the property has been stabilized. The Release will be issued this week, according to Ms. Mulcahy.

6) CORRESPONDENCE:

None.

7) OTHER BUSINESS PROPER TO COME BEFORE THE COMMISSION:

Mr. Jim Creighton of 682 West Hill Road appeared before the Commission, explaining that he had received approval last year to move the footprint of the house back away from the lake and the neighbor's property. He noted that complete plans are on file. He noted that there are two trees on the property that he would like to take down.

The consensus of the Commission was that this approval could be granted through an agent determination.

MOTION: Ms. Hall, Ms. Shroeder Perez second, **to adjourn 8:57PM; unanimously approved.**

Respectfully submitted,

**Pamela A. Colombie
Recording Secretary**