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MINUTES – REGULAR MEETING 2008 FEB -6 P 1: 20
WINDSOR INLAND WETLANDS AND WATERCOURSES COMMISSION
Wednesday, November 7, 2007

The meeting was called to order by Secretary Linnea Gilbert at 7:08PM in Council Chambers.

I. Roll Call

Present: Jill Levine, Paul Gegetskas, Marlene Towers, Linnea Gilbert, Shana Prevost and Agent Groff.
Excused: Charles Vola, Gary Crosson and Robert McCarron
Absent: Sharon MacDonald

A quorum of regular members was established.

II. Public Communications

Commissioner Prevost: Move to nominate Commissioner Levine as the temporary chair for this meeting.

Commissioner Gegetskas: Second.

All Commissioners vote yes.

Commissioner Towers: Move to approve the 2008 Meeting Schedule.

Commissioner Prevost: Second.

All Commissioners vote yes.

III. BUSINESS MEETING

A. Minutes

1. October 2, 2007

Commissioner Gilbert: Move to table the October 2, 2007 minutes until the next meeting.

Commissioner Towers: Second.

All Commissioners vote yes.

B. Old Business

1. **Violation** – Patrick Oni -30 Stinson Place

Agent Groff: This violation is still on hold. They are pouring the foundation next week. As soon as it is backfilled the soil and blocks will be removed. I think Lon Pelton will be performing the work.

2. **Violation** – Larry Pelletier - Rivertown Village

Agent Groff: A site visit was done on October 19th. An updated maintenance log has not been received. However, things on the site

looked good. Sediment was removed from the wetland by hand. The vegetation is fairly well established.

Commissioner Gegetskas: Move to dismiss the violation for Larry Pelletier – Rivertown Village.

Commissioner Gilbert: Second.

All Commissioners vote yes.

3. **Violation – Walgreen's – 60 & 80 International Drive**

Agent Groff: The item from August won't be done until the other items are complete. The drainage report was received on October 22nd and is being reviewed by Engineering. The Commission requested a meeting between Mr. Lonewski, Mr. Delany and Mr. Bowen. Agent Groff is waiting to schedule that meeting until the DEP sends the report from the visit on October 29th. Some changes were requested including the increased size of the upper sediment basin, additional hydro seeding, and silt fence around stockpiles.

Commissioner Levine: Are there any problems in achieving all objectives before the ground freezes or a snow storm?

Mr. Delany, Fuss & O'Neill: No it should not be a problem. Increasing the size of the detention basin should not be a problem either.

Commissioner Levine: Is there a landscaping plan for around the detention basin and how will it be in place before winter?

Mr. Delaney: A seed mixture will be put down, but probably nothing will be established this year.

Mr. Eugene Lonewski, Stone Road: He is awaiting the DEP report also. The pipe going through the Lonewski Farm will be blocked off and no water will be coming in. He played a recording from a TPZ meeting from the Griffin Land application hearing for the Commission. He added that the detention pond was supposed to be a temporary deal but now it should be permanent.

Agent Groff: The current sheet flow will not be allowed to continue.

Mr. Michael Latoni, 69 Chester Drive: Is concerned that there will be a lot of water flow to his property on Hazelwood over the East Granby line. All of the water dumps north and the parking lot dumps that way too. It is either going down the street or on other people's property.

4. **Violation – North Central Square, LLC – 599-703 Poquonock Avenue**

Agent Groff: Spoke with Mr. Lynch and the bridge and pipes have been removed. An inspection will be performed next week before regrading and seeding. It may be too cold so stone may have to be put down.

5. **Violation** – Jacqueline Bachan – 36 Sunnyfield Drive

Agent Groff: The property was inspected and looks so much better. It's complete.

Commissioner Towers: Move to dismiss the violation at 36 Sunnyfield Drive.

Commissioner Gilbert: Second.

All Commissioners vote yes.

C. **New Business**

1. **Application 07-820 – Praise, Power, & Prayer Temple, Inc. – 209 & 225 Kennedy Road** – construct school and parking area with grading, drainage and utilities with a wetland crossing and within the 150' upland regulated area.

Mr. Ed Lally, Engineer, Lally & Associates: History of property and zone change given. A school building and parking for teachers in the school and others who use the building is proposed. A play field is also proposed. They are seeking approval for Phase I at this time. The play area is rather remote from the facility and close to residences on Stockbridge. The only impact to the wetlands is a storm water discharge inside the 50' limit. There will be some brush removal to allow for playfields. They have tried to stay out of the 50' buffer area and eliminate impacts. There will be no discharging of any water to the existing pond on the property. Storm water management consists of oversized pipes and baffles and an orifice to control the flow out.

Commissioner Gilbert: Asked about soil testing and the discovery of more wetlands than the town has on record.

Mr. Lally: The site plan map shows the additional wetlands that the soil scientist flagged.

Agent Groff: What about roof drainage?

Mr. Lally: The roof drainage on the front portion of the building would be tied into the catch basins to the east. The roof leaders in the back would be allowed to go into the grass for sheet flow.

Commissioner Gegetska: Have we used this underground pipe design in town before?

Mr. Lally: It was used at Griffin Land and the structures behind the building set on stone allow both water absorption and detention. It's not purely underground storage because the structures are above ground.

Commissioner Gegetskas: Move to accept application 07-820 – Praise, Power & Prayer, Inc.

Commissioner Prevost: Second.

All Commissioners vote yes.

Commissioner Gegetskas: Move to approve the application 07-820 – Praise, Power & Prayer, Inc. with the standard conditions, payment of the fee, the plan for the safety walk if needed, and corrections noted by Anchor Engineering.

Commissioner Gilbert: Second.

All Commissioners vote yes.

2. **Violation – Charles Stoldt – 705 Prospect Hill Road**

Agent Groff: The letter was sent and not picked up at the post office. Mr. Stoldt was hand served by a state marshall. Mr. Stoldt called today and he was told that he has to respond in writing within 72 hours or the fine of \$750 a day will be enforced for burning materials on a floating platform. The floating platform was removed from the pond by the fire department.

D. **Applications Received 1 day before Meeting (after deadline)**

1. **Application 07-821 – William B. Meyers – 175 Great Pond Drive –** construct a 265,350 square foot office and storage facility with grading, drainage and utilities within the 150' upland regulated area.

Mr. Henry Thomas, LRC Group: The LRC Group are the civil engineers, surveyors and landscape architects on this project. The wetlands were flagged by George Logan at REMA and the report was submitted. The site is located between the new Emhart Glass facility and ADV0. The applicant is William B. Meyers Moving and Storage. They propose to construct a 265,350 square ft. office and storage facility. The application is for both phases. Only 7,700 square ft. of the building is office, the rest is storage for items in transit or long term storage. The wetlands are on the east side of the property and run from north to south into a larger wetland system in Bloomfield. There is grading and discharge construction within the 50' no disturb area. A majority of the pavement flows into treatment areas. There is a limited amount of collection in catch basins. The conveyance pipes are sized for a 10 year storm event.

Agent Groff: Stated that in her opinion that this application warrants a public hearing. Also, the drainage has to be able to handle a 100 year storm event to satisfy our regulations. Is the Stormceptor system for sediment only or also for oil & nutrients?

Commissioner Levine: Inquired about the lighting and if spotlights would be left on, the concern being the impact on the wetland environment.

Mr. Thomas: Will obtain the answers to the questions for the public hearing.

Commissioner Gegetskas: Move to accept Application 07-821 William B. Meyers – 175 Great Pond Drive.

Commissioner Prevost: Second.

All Commissioners vote yes.

Commissioner Gegetskas: Move to schedule this application for a public hearing at the next meeting.

Commissioner Prevost: Second.

All Commissioners vote yes.

IV. AGENT SIGN-OFFS

None.

V. MISCELLANEOUS

A. Griffin dam & pond project

Agent Groff: A lot of the concerns from the residents on Stone Road and Birchwood could have been addressed at the public hearing, but they did not attend. It's hard to fix things after plans are done and the project is underway. The residents are objecting to dust, noise and trucks which could have been addressed.

VI. AGENT REPORT

A. Lord Lawsuit

Agent Groff: Received the verdict from the Supreme Court. The homebuilders association said that they would pay for his legal fees for TP&Z but not the Inland Wetlands legal fees. The appeal of the appellate court's decision has been filed.

VII. Petitions from Commissioners

Commissioner Levine: Requested that the owner of the property at the corner of Marshall Phelps and Poqounock be cited for tree removal and debris in the wetlands and slope destabilization.

Commissioner Gegetskas: Is the water going to be able to drain on the Walgreens site?

Agent Groff: Yes the water will be able to drain.

VIII. ADJOURNMENT

Commissioner Gegetskas: Moved to adjourn the meeting at 8:36 p.m.

Commissioner Gilbert: Second.

All Commissioners vote yes.

Respectfully submitted,

I certify that these minutes were accepted on

Kristin Countryman
Recording Secretary

01-02-08

Linnea Gilbert

Linnea Gilbert, Secretary
Windsor Inland Wetlands Commission