

COLCHESTER CONSERVATION COMMISSION  
Regular Meeting Wednesday, July 13, 2016  
Town Hall, 127 Norwich Avenue, Room 3  
Minutes of Meeting

**MEMBERS PRESENT:** Falk von Plachecki, Chairman; Moe Epstein, Sue Bruening (arrived at 7:04 p.m.), and Andrew George, Alternate; Ericka Fuery; Board of Selectmen Liaison, John Jones; Staff: Wetlands Enforcement Officer: Jay Gigliotti; Gail Therian, Clerk;

**MEMBERS ABSENT:** Darrell York, Vice Chairman; Rebecca Meyer Alternate

**A. CALL REGULAR MEETING TO ORDER**

Chairman von Plachecki called the Regular Meeting to order at 7:01 p.m. R. Meyer was seated as a voting member

**B. ADDITIONS TO AGENDA –**

A. George asked that under Item J – “Conservation” a report from him regarding Colchester Land Trust land purchases be added.

**Motion** by M. Epstein, R. Meyer to add to the agenda under Item J – “Conservation” a report from A. George regarding Colchester Land Trust land purchases. **Motion carried unanimously.**

**C. APPROVAL OF MINUTES – Meeting Minutes of June 8, 2016.**

There was not a quorum of Commission members who attended the June 8, 2016 meeting present at this meeting to be able to vote on these Minutes .

**Motion** by A. George, seconded by M. Epstein to table to the next meeting the approval of the June 8, 2016 meeting because of the lack of members available to vote on the minutes. **Motion carried unanimously.**

**D. PUBLIC COMMENT – None**

**E. PENDING APPLICATIONS -**

- A. **W2016-3002-** Skip Starks- 9 Old Rod Road- Assessor’s Map 03-07 Lot # 035-038, Application for proposed construction of small, year-round Dock at edge of pond for recreational purposes. *DRD 7/15/16*

J. Gigliotti told the Commission that the applicant was not able to attend this meeting, but his builder had submitted a document explaining how the ramp will be attached to the shore. He told the Commission that the only permanent structure will be two (2) 4” x 4” posts driven vertically into the ground. The aluminum ramp will extend out in the pond about 15’ to connect to the side of the floating dock and secured via a hinge plate assembly. He said he had no issues with the application.

**Motion** by A. George, seconded by R. Meyer to approve W2016-3002, Skip Starks, 9 Old Rod Road construction of small, year round dock at edge of pond for recreation purposes. **Abstentions:** S. Bruening All others in favor **Motion Carried.**

- B. **W2016-3004-** William J. Johnson Middle School Renovation, Expansion, Building Addition and Associated parking and site improvements- No Direct Wetland Impact, Activity within URA – *DRD 8/12/16*

J. Gigliotti told the Commission that a second revision to the plans has been submitted. He said that there will be no direct impacts to the wetlands and the activity will take place in the Uplands Review Area. He said that the Town Engineer has two (2) outstanding comments to be addressed, but these comments do not affect the wetlands or the Upland Review Area. Discussion followed regarding the impervious surface in 25% of the parking area and the effect on the Aquifer Protection Zone and Aquifer Protection Area.

Kevin McGarry, PE, Fuss & O’Neil, representing the applicant, explained the drainage system and the location of the rain gardens. He said that the Department of Energy and Environmental Protection’s requirements will need to be met. The Commission members agreed that their concerns about the APA and APZ should be brought to the attention of the Public Works Director, the Sewer and Water Commission and the Planning and Zoning Commission.

**Motion** by S. Bruening, seconded by R. Meyer to approve W2016-3004 William J. Johnson Middle School Renovation, Expansion, Building Addition and Associated parking and site improvements Opposed: M. Epstein All others in favor **Motion Carried.**

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**Motion** by R. Meyer, seconded by A. George to ask the Wetlands Enforcement Officer to send a memo regarding the APA/APZ to the Sewer and Water Commission, the Planning and Zoning Commission and the Public Works Director stating the Commission's concerns regarding the impacts of the impervious pavement on the APA/APZ and the effect on the quality of the water in the long term. **Motion Carried Unanimously**

F. NEW APPLICATIONS – None

G. OLD BUSINESS – None

H. NEW BUSINESS – None

I. ENFORCEMENTS –

J. Gigliotti told the Commission that he is working with the new Zoning Enforcement Officer, Daphne Schaub regarding Wetlands and Zoning violations on Parum Road. The wetlands violation is the possible the filling of land in the Upland Review Area.

J. CONSERVATION –

A. **Report from A. George**

A. George told the Commission that the Land Trust is in the process of securing Open Space on property on Route 16, Tangle Tree Farm and the Forest of Colchester subdivision which is not going to be built out on Bulkeley Hill Road. He will keep the Commission informed on the progress of these purchases.

K. CORRESPONDENCE –

J. Gigliotti told the Commission that he has received correspondence from the Army Corps of Engineers regarding 82 Davidson Road. He will be meeting with a representative from the Army Corps on Thursday, July 14, 2016.

L. ADJOURNMENT

**Motion** by S. Bruening, seconded by M. Epstein to adjourn the meeting at 7:36 p.m. **Motion Carried Unanimously**

Gail N. Therian, Clerk