

**INLAND WETLANDS COMMISSION
MINUTES**

Regular Meeting of June 8, 2016 at 7:30 p.m.
Council Chamber, Newtown Municipal Center
3 Primrose Street, Newtown, CT

These Minutes are subject to Approval by the Inland Wetlands Commission

Present: Mary Curran, Suzanne Guidera, Mike McCabe, Sharon Salling and John Davin

Staff Present: Steve Maguire, Land Use Enforcement Officer, Dawn Fried, Clerk

Ms. Curran opened the meeting at 7:30 p.m.

PENDING APPLICATIONS

Application IW #16-12 by The Natures Edge, property located at 45 Taunton Lake to remove a wetland violation, build walls and patio, level lawn area and replant native shrubs and grasses.

Justin Harding, The Natures Edge, 54 Dorman Road, Oxford, represented the applicant. Mr. Harding submitted a letter addressing concerns from the Commission at the last IWC meeting. The items in the letter discussed the vegetation and plantings around the rock wall, the plastic divider separating the sand from the water and the distance of the rock wall from the water's edge.

With no further questions from the Commission, Ms. Curran requested a motion. Ms. Salling moved that Application IW #16-12 be approved with standard conditions A, B, C, D, E, F & O. Mr. McCabe seconded. All in favor.

The approved plans are:

Planting Concept for Jennifer and Jeremy Frommer 45 Taunton Lake Road dated June 2014, Dated received 4/20/16 and all supporting documents.

Application IW #16-14 by Lambert and Barr, property located at 148 Hanover Road, to construct a wetland crossing to a residential lot.

Application IW #16-14 by Lambert and Barr was tabled to the next Inland Wetland meeting on June 22, 2016 in Meeting Room #1 in the Newtown Municipal Building.

Application IW #16-15 by Town of Newtown, property located at Walnut Tree Hill Road, to replace existing single span bridge with a new pre-stressed concrete box beam bridge on reinforced concrete abutments with wingwalls.

Mr. Ron Bolmer, Town Engineer, 4 Turkey Hill Road, gave an overview of the application. Mr. Bolmer explained that the project is federally funded and Newtown is responsible for 25%. The purpose of the project is to improve traffic by widening traffic lanes and sidewalks.

The existing abutments will be used and the existing storm drains will be modified.

The project will be done in phases to accommodate the shifting of traffic.

Some large trees will be removed due to the new road. Most of the vegetation being removed is low lying brush.

With no further questions from the Commission, Ms. Curran requested a motion. Mr. McCabe moved that Application IW #16-15 by the Town of Newtown be approved with standard conditions A, B, C, D, E, F & O. Mr. Davin seconded. All in favor.

The approved plans are:

Design Plan for Walnut Tree Hill Road Bridge over Pootatuck River, Dated 9/26/13, Dated Received 5/19/16 and all supporting documents.

Application IW #16-17 by Nancy Murphy and John Madzula, property located at 59 Mount Pleasant Road, to build a floating dock and boathouse, to install steps to shoreline, create a beach and patio and construct a stonewall.

The Commission was not able to make a decision based on the submitted plans. The Commission requested the applicant to re-submit a more detailed set of plans as well as re-submit a better description of the following: scope of work, clarification of “create a tick-free zone”, scale of beach, demarcation of water’s edge, and the addition and/or removal of plantings and vegetation.

The Commission moved to continue Application IW #16-17 by Nancy Murphy and John Madzula to the next Inland Wetland meeting on June 22, 2016 in Meeting Room #1 in the Newtown Municipal Building.

Application IW #16-18 by Mark Dowling, property located at 5 Lone Oak Meadow, to dredge a pond.

Mr. Dowling gave a description of the conditions of the pond presently and the proposed work. Mr. Dowling stated that the pond has three feet of muck at the bottom and if the pond is not dredged it will evolve in to a swamp. He would like to dredge the muck and restore the bottom. He stated that dredging the pond will enhance wildlife as well. Mr. Dowling explained that the level of the water drops by two to four feet in the summer months and would be an ideal time to dredge the pond.

Mr. Dowling stated there are two options to dredge the pond; mechanical dredging or suction dredging. Mechanical dredging would be done with an excavator and the suction dredging would be done manually with hoses and de-watering bags.

The Commission and Mr. Dowling had an extensive conversation regarding the best option with the least amount of impact to the pond and water's edge. Mr. Davin was concerned that the excavator's arm wouldn't be long enough to dredge the muck and would negatively impact the pond's edge. It was decided Mr. Maguire will inspect the pond prior to the project and make a determination as to which option is best suited.

Mr. Dowling will use the muck and materials taken from the pond for top soil to enhance his lawn.

With no further questions from the Commission, Ms. Curran requested a motion. Ms. Guidera moved that Application IW #16-18 be approved with standard conditions A, B, C, D, E, F & O. Ms. Salling seconded. All in favor.

The approved plans are:

Survey for 5 Lone Oak Meadow Road dated received 5/25/16 and Exhibit's - # 1-4.

PUBLIC HEARING

Continuation of Public Hearing

Application IW # 16-09 NERP Holding and Acquisitions LLC, property located at 116 South Main Street, Newtown, CT for the development of a Tractor Supply Company 19,097 sq. ft. retail building and associated site improvements.

Presenting for NERP were James Cassidy, P.E., of Hallisey, Pearson and Cassidy, 35 Cold Spring Road, Rocky Hill, CT, and George Logan of Rema Ecological Services, 164 East Center Street, Manchester, CT.

Mr. Cassidy gave a quick overview of the application and addressed concerns from the last IWC meeting which were related to drainage across the street and drainage to the northerly abutting property. Mr. Cassidy also clarified the issues of the grading on-sight.

Ms. Curran asked Mr. Cassidy if NERP researched other properties for Tractor Supply. Mr. Cassidy said they had looked for many years for the perfect parcel. Ms. Curran was concerned with the wetland border.

PUBLIC PARTICIPATION

Brian Nadro, 112 South Main Street, was concerned about his septic system which is at a lower elevation than the proposed site. Mr. Nadro stated that his yard is already saturated and the run off from Tractor Supply will only make it worse and cause problems with his leeching fields. Mr. Nadro also stated that if the leeching fields flood it will impact the wetlands. Mr. Cassidy, the Commission and Mr. Nadro had a lengthy conversation about this potential water overflow issue. Mr. Cassidy stated that before construction starts they will test for groundwater and look for signs of high groundwater. Mr. Cassidy suggested that constructing a curtain drain could help resolve the problem. The IW Commission also pointed out that septic issues should be addressed to the Planning and Zoning Commission.

Attorney Christopher Russo, Q & R Associates, LLC, Fairfield, CT, representative of 111 South Main Street submitted a letter for the record dated June 8, 2016.

Ms. Curran requested a motion to close the public hearing. Ms. Salling so moved. Mr. Davin seconded. All in favor. The public hearing was closed at 8:45 pm.

The Commission would like the opportunity to read the submitted document and moved to continue Application IW # 16-09 NERP Holding and Acquisitions LLC , to the next Inland Wetland meeting on June 22, 2016 in Meeting Room #1 in the Newtown Municipal Building.

APPROVAL OF MINUTES for May 25, 2016.

Ms. Curran requested a motion to accept the minutes. Ms. Guidera so moved. Mr. Davin seconded. All in favor. The Minutes of May 25, 2016 were approved.

ACCEPTANCE OF APPLICATIONS

No new applications.

ADJOURNMENT

With no additional business, Ms. Curran requested a motion to adjourn. Mr. Davin so moved. Mr. McCabe seconded. All in favor.

The meeting of June 8, 2016 was adjourned at 9:00 pm.

*Respectfully Submitted,
Dawn Fried, Clerk.*