

RC.

**Town of Vernon
Inland Wetlands Commission (IWC)
Thursday, July 25, 2017, 7:00 p.m.
Council Chambers, Third Floor
Vernon Memorial Building
14 Park Place
Rockville/Vernon, CT**

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MINUTES

1. Call to Order and Roll Call

Chairperson Lynda Morhardt called the meeting to order at 7:10 p.m. Commissioners in attendance were Robert Lewis, Frank Galat, Ronald Kane, and Jeff Pescosolido. Staff members present were Shaun Gately, Economic Development Coordinator; Craig Perry, Inland Wetlands Officer; and David Smith, Town Engineer.

2. Administrative Actions

2.1 Communications received not related to Agenda items
None

2.2 Acceptance of Minutes

Mr. Kane requested the Town Attorney's name be added to staff members present and correct the spelling of his name; Mr. Pescosolido requested corrections to his name; Mr. Perry requested last sentence of 2.1 to read as follows: "Craig Perry, Inland Wetland's Officer, confirmed that there have been no changes to the plans or violations on the property."

Mr. Lewis made a motion seconded by Mr. Kane to accept the minutes as amended. Motion carried unanimously.

2.3 Call for filing(s) of Intervener petition(s) and determination of status
None

Chairperson Morhardt requested to move Agenda Item 3 after Item 4 in light of the Town Attorney's absence for the Public Hearing.

4. Status of Cease & Correct Orders

#97 Dobson Road - Mr. Perry updated the Commission on the Cease & Correct Order regarding the owner relinquishing property to the bank. Discussion was held. Cease & Correct Order will be left in place until next months meeting.

#93 Grier Road - Mr. Perry discussed the Cease & Correct Order. Mr. Corey Craft, 274 Bolton Road and owner of subject property, addressed Commission and discussed yard work completed and drainage problems on the property. Discussion took place.

Chairperson Morhardt made a motion seconded by Mr. Pescosolido to continue discussion at the next regularly scheduled meeting of IWC to give Mr. Craft opportunity to determine amount of fill that was placed in the wetland area and to determine potential action for remediation. Motion carried unanimously. Commission also requested Mr. Craft leave the photographs of his property for perusal.

3. Public Hearing/Action

- 3.1 Application [IWC-2017-03] of Hyde Park LLC for a Wetlands Permit to conduct regulated activities with significant impact in a wetlands area for the construction of multi-family and commercial development at #14 Hyde Ave. (Assessor's ID: Map #46, Block #0071, Lot/Parcel #00019).

Mr. Gately read into the record the Public Notice published in the *Journal Inquirer* July 15 and July 22, 2017.

Attorney Timothy Furey appeared for the applicant and reviewed July 5 letter to Town Planner confirming application items, which also include the Water Quality Basins & Fill Slopes Planting Plan dated May 30 from REMA, as part of the record.

Attorney Furey distributed copies of CV's of George Logan, Principal Environmental Scientist/Senior Ecologist, Owner REMA Ecological Services, and Wesley Wentworth, PE Soil Scientist, Owner Wentworth Civil Engineers LLC, as Exhibits#1 and #2 respectively.

Mr. Wentworth addressed the Commission regarding his Storm Drainage Study & Calculations presented through maps and redesignation plans. Exhibit #3 Memo dated July 25, 2017, Exhibit #4 SK-1 Wetlands Disturbance Map, Exhibit #5 Alternate Layout Plan Number 1, and Exhibit #6 Alternate Layout Plan Number 2 were distributed.

Chairperson Morhardt made a motion seconded by Mr. Lewis for a five-minute recess at 8:53 p.m. Commission reconvened at 8:58 p.m.

Mr. Logan addressed the Commission providing additional information. Mr. Wentworth and Mr. Logan answered questions and

discussion took place. Exhibit #7 Presentation Outline, Exhibit #8 Letter dated July 25, 2017, and Exhibit #9 Letter dated October 27, 2016, from Army Corp of Engineer were distributed. Attorney Furey summarized the presentation.

Chairperson Morhardt made a motion seconded by Mr. Galat to continue Public Hearing of Application [IWC-2017-03] to the next scheduled IWC meeting on August 22, 2017. Motion carried unanimously.

5. Discussion/Action and Additional Business

5.1 Receipt of Application and Determination of Significance

5.1.1 Application [IWC-2017-05] of the Town of Vernon for a Modification of a Wetlands Redesignation and a Wetlands Permit for Development Plans for #133 Tunnel Road (Assessor's ID Map #19, Block #144, Lot/Parcel #01)

Chairperson Morhardt made a motion seconded by Mr. Galat to schedule Public Hearing for Application [IWC-2017-05] to August 22, 2017. Motion carried unanimously.

5.2 Wetlands Enforcement Officer – Report

Mr. Perry reported on 1188 Hartford Tnpk. Dollar General project and 11 Ogden View Drive.

5.3 Inland Wetlands Agent – Report

Mr. Perry reported on Rockville East Main Court to which he gave wetland agent approval. Map was shown.

6. Adjournment

Chairperson Morhardt made a motion seconded by Mr. Lewis to adjourn at 10:15 p.m. Motion carried unanimously.

Respectfully Submitted
Susan Hewett
Recording Secretary