

DRAFT

**INLAND WETLAND COMMISSION (IWC)
SPECIAL MEETING
WEDNESDAY, SEPTEMBER 21, 2011 5:30 P.M.
SECOND FLOOR (FINANCE DEPARTMENT)
MEMORIAL BUILDING, TOWN HALL
14 PARK PLACE
ROCKVILLE/VERNON, CT.**

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VERNON TOWN CLERK
11 SEP 28 PM 1:06

MEMBERS PRESENT: Steve Peterson, John Kopec, Jeffrey Pescosolido, Lynda Morhardt

STAFF PRESENT: Len Tundermann, Town Planner

1. Call to Order & Roll Call

The meeting was called to order at 5:30 P.M. by Steve Peterson.

2. Discussion / Action / Additional Business

2.1 Receipt of Applications & Determination of Significance

- 2.1.1 Application (IWC-2011-04)** of ESS 1031 Hartford Turnpike, LLC for a wetlands permit to construct 66 residential apartment units in an upland review area of a wetland at 999A, 1005, 1015, 1025, & 1031 Hartford Turnpike (Assessor's ID: Map #38, Block #0072, Lot/Parcel #0030D; Map #38, Block #0072, Lot/Parcel #00029; Map #38, Block #0072, Lot/Parcel #00029A, Map #38, Block #0072, Lot/Parcel #00036A; & Map #38, Block #0072, Lot/Parcel #00028 respectively).

In attendance were Len Jacobs, Attorney representing applicants Eric & Kevin Santini; Eric Peterson, P.E., Gardner & Peterson Associates; and John Ianni, Soil Scientist.

Eric Peterson presented the Commission with a color-rendered plan showing the proposed development of the property and described the intended reliance on subsurface infiltration of stormwater that would keep all stormwater on-site.

John Ianni described the soils on the property and the areas of the site suitable for stormwater infiltration. He explained the 1984 wetlands redesignation, that any impacts on the wetlands would be limited, and that proper erosion controls will be used. He reported that actual wetlands are estimated to be 75 feet from the western property line. He estimated the development would involve no significant activity.

It was the consensus of commissioners that the proposed regulated activity was not significant because actual wetlands were off-site and there would not be any impact on them from the proposed development.

Motion was made by John Kopec to receive application **(IWC-2011-04)** and schedule a special meeting on October 5, 2011, at 5:30 pm since a public hearing is not necessary. Second to motion was made by Lynda Morhardt. Motion carried unanimously.

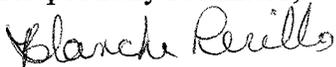
- 2.1.2 Application **(IWC-2011-05)** of Carmen Melaragno for a wetlands redesignation and a wetlands permit to erect a shed in the upland review area of a watercourse at #71 Pearl Drive (Assessor's ID: Map #09, Block #015T, Lot/Parcel #00040).

Motion was made by John Kopec to receive application **(IWC-2011-05)** and schedule a public hearing at the Special Meeting on October 5, 2011. Second to motion was made by Jeffrey Pescosolido. Motion carried unanimously.

3. Adjournment

Motion was made by John Kopec to adjourn the meeting at 6:00 P.M. Second to motion was made by Jeffrey Pescosolido. Motion carried unanimously.

Respectfully submitted,



Blanche Perillo, Recording Secretary