

DRAFT

Waterford Conservation Commission Inland Wetlands & Watercourses Permit #C-26-01 11 Country Club Drive, Waterford, CT

The Waterford Conservation Commission herein authorizes the applicant to conduct regulated activities in designated areas at 11 Country Club Drive, Waterford, CT which are subject to the jurisdiction authorized by the CT General Statutes Section 22a-36 through 22a-45 inclusive, as amended, and the Town of Waterford Inland Wetlands and Watercourses regulations.

This permit is a grant of approval, with conditions, in accordance with the Waterford Inland Wetlands and Watercourses regulations to conduct the following activities:

1. Perform select vegetation cutting and clearing within a 20 ft. wide access path through @ 75 linear feet of inland wetland along the south property boundary to provide for machine access to the eastern upland on the property.
2. Temporary machinery crossing of @ 75 linear feet of inland wetlands to access an area of upland soil on the eastern portion of the property and adjacent off-site upland to excavate soil test pits for on-site septic system suitability analysis.
3. Excavation of soil test holes within the upland review area for purposes of evaluating on-site soil suitability to support a residential septic system.

The location of the access path is depicted the attached plan submitted by the applicant, identifying the access point and path along the southern property boundary.

The Conservation Commission has reviewed the application materials and attaches the following conditions to minimize impacts associated with the regulated activity and protect the inland wetlands and watercourses on this site:

SPECIAL CONDITIONS:

1. No excavation of wetland soil or placement of fill within inland wetlands and watercourses is herein authorized.
2. Cutting, clearing and disturbance of wetland vegetation is restricted to the 20 ft. wide access path along the southern property boundary and is limited to that vegetation removal necessary to allow for machine access to the eastern portion of the property.
3. The Commission's agent shall be notified in advance of the scheduled test pit excavation. The limit and extent of vegetation cutting and clearing for temporary machine access and test pit excavation shall be approved on site by the Commission's agent at the time the regulated activity is conducted for the purpose of minimizing disturbance to the wetland resource.
4. All soil areas disturbed in conducting the activities authorized herein shall be returned to existing grades upon completion of the soil test work to minimize erosion and sedimentation potential.

5. Results of the soil test pit evaluation shall be submitted to the Conservation Commission or its agent.

All work and all regulated activities conducted pursuant to this authorization shall be consistent with the terms and conditions of this permit. Any other construction, excavation, deposition of fill, obstructions of flow, encroachments or other regulated activities not specifically identified and authorized herein shall constitute a violation of this permit and may result in permit modification, suspension or revocation.

In the event that any additional wetland or watercourse regulated activities are required as a result of other agency permitting to support the proposed facility, the Waterford Conservation Commission reserves the right to reconsider the regulated activities associated with the proposal and may require modifications to minimize impacts to wetland and watercourse resources.

In evaluating this application, the Commission has relied on information provided by the applicant. If such information subsequently proves to be false, incomplete and/or inaccurate, this permit may be modified, suspended or revoked.

This permit is issued for a period of 5 years, subject to extension in accordance with CT State Statutes. If the regulated activity is not completed within this time frame, the permit may be held to be invalid by the Commission and the applicant may be required to petition the Commission for an extension or re-issuance of the permit. The Commission may require the applicant to furnish additional information at that time.

The Conservation Commission renders this Summary Ruling in accordance with the Waterford Inland Wetlands and Watercourses Regulations based on the following considerations:

- A. The activity constitutes a temporary disturbance to inland wetlands. All temporary disturbed areas will be returned to grade.
- B. Strict adherence to the terms and conditions imposed with this permit will protect the quality of wetlands and surface waters on this property.

This permit will be strictly enforced. If the Conservation Commission finds that the applicant has not complied with the permit conditions or has exceeded the scope of this permit as set forth herein, or, if the intended use of the general site is not as represented by the application or the plan of record, the Commission may suspend or revoke this permit, direct the Environmental Officer to issue a cease and desist order, require the applicant to modify, extend or revise the site work, or require the applicant to restore the area to its original condition.

Dated: February 12, 2026

Issued By: _____
Chairman, Richard F. Muckle
Waterford Conservation Commission