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TOWN OF WATERFORD

Inland Wetlands & Watercourses Permit #C-25-09
152 Cross Road, Waterford, CT

The Waterford Conservation Commission, in their capacity as the Town's Inland Wetland Agency, hereby authorizes the applicant to conduct regulated activities in designated areas located at 152 Cross Road, Waterford, CT, which are subject to jurisdiction in accordance with CT General Statutes, Section 22a-36 through 22a-45, inclusive, as amended, and the Waterford Inland Wetlands and Watercourses regulations.

This permit is a grant of approval to conduct the following regulated activities:

1. Excavation and grading activity within 3,600 sq. ft. (@ 0.08 acres) of upland review area to construct a stormwater treatment basin and portion of a paved parking area;
2. Grading and construction activity upgradient of inland wetlands to construct a 3,600 sq. ft. building and 4,100 sq. ft. of paved surface area;
3. Discharge of treated stormwater run-off towards inland wetlands.

These regulated activities are associated with the construction of a proposed 3,600 sq. ft. commercial building served by municipal sewer and water on property located at 152 Cross Road, Waterford, Connecticut. The proposed development is shown on a plan entitled; "Site Plan Prepared For Eagle Electric Services, 152 Cross Road, Waterford, Connecticut" revised thru 9/17/2025, prepared by Killingly Engineering Associates.

The Conservation Commission authorizes the activity with the following conditions of approval to minimize impacts associated with the proposed regulated activity and protect the inland wetlands and watercourses on this site:

SPECIAL CONDITIONS:

1. The final plan specification for construction of the stormwater basin shall include a low-permeability geotextile liner at the bottom of the excavation.
2. Perimeter sediment controls shall be installed and approved by the Commission's agent prior to the start of site excavation.
3. The Commission's agent may require the low-level basin level spreader to be extended in length to dissipate construction and post-construction run-off flows.

STANDARD CONDITIONS:

1. The Conservation Commission's agent shall be notified at least 48 hours prior to commencement of any regulated activity.
2. Final stabilization of disturbed soil areas, including all temporary and permanent soil disturbances, shall be stabilized with the application of loam, seed and appropriate erosion control measures.
3. At all times during site work and until soil areas are stabilized, the applicant shall install and maintain erosion and sediment control measures such as fabric filter fence, staked hay bales or other measures deemed necessary by the Commission's agent to prevent erosion and sedimentation impacts to wetlands and watercourses.
4. Erosion control and soil stabilization measures shall comply with the approved plans and the guidelines as established in the Connecticut Guidelines for Soil Erosion and Sediment Control, as revised thru 2024.
5. Upon direction of the Commission's agent, erosion and sediment control measures shall be removed by the applicant following stabilization of the site.

All work and all regulated activities conducted pursuant to this authorization shall be consistent with the terms and conditions of this permit. Any structures, 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 activity, the Waterford Conservation Commission reserves the right to reconsider the proposed regulated activity and may require modifications to minimize the impact to wetland 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 shall be valid for a period of 5 years. Permit extensions may be authorized in accordance with CT General Statutes § 22a-36 through 22a-45 inclusive. If the regulated activity is not completed within this time frame, the permit may be held to be invalid by the Conservation Commission or 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.

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

- A. The construction does not involve direct impacts to inland wetlands or watercourses.
- B. The stormwater treatment system is designed to capture and treat the calculated water quality volume and reduce the peak rate of surface run-off prior to discharge to the receiving wetland.
- C. Short-term impacts are minimized through the implementation of an erosion and sediment control plan, and long-term impacts are mitigated by the stormwater treatment basin in controlling stormwater quality and quantity.
- D. The site design is consistent with the recommendations of the Stony Brook Watershed Management Plan for stormwater quality treatment and protection of wetland vegetated buffer areas between wetland resources and adjacent development.
- E. 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: October 23, 2025

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

