

MEETING MINUTES

Conservation Commission
November 10, 2022 6:30 PM
Waterford Town Hall

Members Present: Tali Maidelis, Rich Muckle, Dave Lersch, Wade Thomas,
Geneva Renegar
Members Absent: Matthew Keatley
Alternates Present: Ivy Plis
Alternates Absent: Bud Bray
Staff Present: Maureen FitzGerald, Environmental Planner
Leanne Santos, Recording Secretary

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TOWN CLERK

1. CALL TO ORDER AND APPOINTMENT OF ALTERNATES

The meeting was called to order at 6:32p.m. I. Plis was seated for Matthew Keatley.

2. APPROVAL OF THE October 27, 2022 MEETING MINUTES

Motion: Motion made by D. Lersch, second by T. Maidelis to approve the October 27, 2022 meeting minutes.

Vote: 6-0-0

3. APPLICATION REVIEW

C-22-9, 21 Gurley Road, Commercial Office and Warehouse Complex, Stone Ridge R E, LLC, Owner & Applicant, CLA Engineers, Agent

Staff presented a summary of the public hearing record exhibits. No direct impacts to wetlands or watercourses are proposed and a minimum 50 ft. vegetated buffer is maintained adjacent to wetland boundaries. Indirect impacts addressed in the record included potential channel erosion, potential erosion and sedimentation impacts to wetlands, and potential water quality impacts. The wetland assessment exhibit 1.f states there will be no adverse wetland impacts.

Staff reviewed the basin exfiltration rates provided by the applicant's engineer. Staff summarized the public comments submitted at the September 22, 2022 public hearing and the engineering review Exhibit 12 submitted on behalf of Save the River/Save the Hills. Exhibits 11 and 17 prepared by CLA Engineers are the responses to public comments and the engineering review comments. Exhibit 20 is the revised site plan set.

R. Muckle read section 10.2 of the regulations, Standards and Criteria for Decision and asked commission members to address any questions or concerns as the criteria are read. D. Lersch questioned if any monitoring will be conducted during the construction phase and duration of construction.

Staff discussed potential conditions of approval for permit including protocols for control of outdoor storage and disposal of materials, requiring additional diversion swales or berms in phase 2 area of the site to break up the 700 ft. length slope and direct run-off to temporary sediment traps, require construction monitoring of temporary basins and site stabilization by a qualified E&S inspector through phase two of construction to document site is well-vegetated and stable and temporary sediment traps functioning. Commission discussed monitoring of stormwater basins after final construction for basin stabilization and function, including draw-

down between storms for a period of 2 years following basin completion, 2 times per year. Commission discussed monitoring water quality of the perennial stream for nitrogen, phosphorus, bacteria and total suspended solids upstream and downstream of the development to verify water quality functions of constructed stormwater basins.

Motion: Motion made by D. Lersch, second by W. Thomas to prepare a draft permit with conditions.

Vote: 6-0-0

Attorney Mark Cook was present for the applicant and agreed to grant an extension of time to the December 8, 2022 meeting.

C-22-12, 23 Spithead Road, New construction of single home, Curtis C. & Urusla M. Carboni, Owner & Applicant, John Paul Mereen (Gerwick-Mereen, LLC), Agent

Staff reviewed the application, noting it is the same plan previously approved by the Commission. Staff reviewed with commission review comments dated November 8, 2022.

Motion: Motion made by D. Lersch, second by I. Plis to approve the application with conditions based on the prior permit approval #06-07.

Vote: 6-0-0

4. NEW APPLICATIONS

C-22-13, 314 Rope Ferry Road, Installation of driveway, Dominion Energy Inc., Owner, Paul Anderson (Millstone Power Station), Applicant

Staff reviewed the proposed driveway and site conditions stating she is in coordination with Dominion staff to finalize design details. The location is restricted by the railroad to the north and wetlands to the south. The driveway is part of site security upgrades.

Motion: Motion made by W. Thomas, second by T. Maidelis have staff prepare a draft permit for next meeting.

Vote: 6-0-0

5. VIOLATIONS

1122, 1124 Hartford Turnpike, Unauthorized fill, grading & deposition of materials adjacent to inland wetlands.

Staff presented photos of the site restoration and discussed the fact that logs have been placed instead of boulders. The commission and staff discussed the bond and reducing the bond to \$1000.00.

Motion: Motion made by W. Thomas, second by T. Maidelis to reduce the bond to \$1,000.00 amount.

Vote: 6-0-0

6. OTHER BUSINESS – POCD

Staff discussed with commission members hosting an open session as part of the 12/8/2022 regular meeting with the Town's consultant to discuss environment and conservation issues with other boards and commissions. Commissioners agreed.

7. CORRESPONDENCE – Permit #C-20-14: Year 2 created wetland monitoring report.

Staff reviewed the report with commission. One additional monitoring year report is still required.

Motion: Motion made by W. Thomas, second by D. Lersch to accept the monitoring report and that no replacement of shrubs is required in the created wetland area, the cattail growth is acceptable.

Vote: 6-0-0

8. CONSERVATION OUTREACH

Commission members want to keep up efforts and work towards a facebook page. Will discuss at the next meeting.

9. PAYMENT OF BILLS - The Day \$106.55

Motion: Motion made by W. Thomas, second by G. Renegar to approve.

Vote: 6-0-0

10. ADJOURNMENT

Motion: Motion made by W. Thomas, second by T. Maidelis to adjourn at 8:19pm.

Vote: 6-0-0

Respectfully Submitted,



Leanne Santos

Recording Secretary