

**MADISON INLAND WETLANDS AGENCY
REGULAR MEETING
Monday, August 4, 2008
Meeting Room A, Town Campus**

A regular meeting of the Madison Inland Wetlands Agency (IWA) was held on Monday, August 4, 2008 at 7:30 p.m. in Meeting Room A, Madison Town Campus. With Chairman Thomas Paul presiding, the meeting was called to order at 7:35 p.m.

Present: Thomas Paul, David Newton, John Mathieu, Glenn Falk, Lee Schumacher, Barbara Yaeger, and Alternates: Robert Speziale and Ted Aub. Inland Wetlands Officer Robert Kuchta and Assistant Director of Public Works and Town Engineer Mike Ott were also present. Rodney Bascom and alternate Bill Freeman were absent.

In order to expedite the agenda, applications and agenda items were addressed in the order that best served the Agency.

08-24: 175 COPSE ROAD. Owner/Applicant: Debolina, LLC. Regulated Activity Permit for construction of a driveway, parking lot, water quality basin and stormwater discharge within 100 ft of a wetlands.

Tom Stevens, Stevens and Associates, Madison, CT

As representative for the applicant he explained that the property is the Grove School which sits on a 78-acre parcel, 54 of which are wetlands. The regulated activity includes reconstruction of the parking lot and regrading of the driveway. The existing gymnasium is proposed to be demolished and be replaced with an academic building. Existing parking, which is currently some pavement and some gravel, with sheet-flow into the wetland is proposed to be replaced with paved parking and a formal drainage system. The drainage system will discharge into a water-quality basin then through a 6" pipe into the wetlands. When soil testing was done, it was discovered that portions of the septic system for the upper part of the school were probably 15-20' from the wetland boundary. Town Sanitarian, John Bowers is requiring the system to be relocated and connected into the new proposed system. This connection portion is within the 100' review area.

D. Newton – will the old system be removed?

Tom Stevens – it will cause less impact if it is just abandoned.

John Cunningham, Landscape Architect – Existing plantings will remain but invasives will be removed. The area to the south of the parking lot and along the wetlands will be planted with a wild seed mix to grow under the larger proposed plantings, a seed mix that will not require mowing.

B. Yaeger – sheet flow will not flow over the plantings?

Tom Stevens – Correct, all corners of the parking flow to the catch-basin. He pointed out the various existing surfaces that all sheet-flow toward the wetlands. The proposal is to direct what would have been sheet-flow, into a storm drainage system and then, into a basin. A planting plan has been provided by Rich Snarski. Approx. 2 acres will be draining into the drainage system. The parking lot will not be curbed except portions along the northern edge. It will all be pitched to drain into the basin. There is new drainage being proposed through the middle of the site as a result of concerns raised during the field walk. It will discharge to a water quality basin that will

accommodate a 100-year storm. It will fill 1' before it starts to spill out. Additionally a swale is proposed that will catch the western portion of the shed. They will stipulate that snow will be piled to the north of the driveway, away from the wetlands. The increase in impervious area on the site is 852 SF.

Richard Snarski, Soil Scientist – The detention area is in an area of previously filled wetlands. They are proposing to remove the fill down to the natural wetlands soil. Then, to excavate an additional foot to allow for storm water storage.

Tom Stevens – there are many parking spaces throughout the campus. The intent of the application is to take the parking and remove it from the center part of the campus to keep the traffic out of there.

D. Newton – so they are being removed from throughout the campus and being placed near the wetlands.

Tom Stevens – there are 2 extra spaces.

B. Yaeger – what kind of impact is that much flow during a storm going to have on the wetlands?

Tom Stevens – There are 5 to 7 acres of wetlands adjoining that basin; impact would not be measurable.

D. Newton – has the possibility of adding a split-rail fence at the end of the parking lot to keep snow from being pushed to that area, been considered?

Tom Stevens – no

John Cunningham – The plantings will provide a natural barrier against that.

Tom Stevens – snow storage can be designated with the approval.

B. Yaeger – asked if the soil filled pavers had been considered, the ones that allow grass to grow but still have the structural integrity and firmness of paving.

Tom Stevens – they are not out of the question but have not been considered. He reiterated the efforts that have been made to direct the drainage.

J. Mathieu – asked for details of the paving.

Tom Stevens – complied by explaining the type of asphalt to be used and how it would be laid.

J. Mathieu – issues from site walk have been addressed to his satisfaction.

John Cunningham – Snow removal will be outlined to the applicant. Snow is maintained by school staff.

A motion was made by John Mathieu, seconded by Dave Newton, whereby the Madison Inland Wetlands Agency voted to approve application 08-24: 175 Copse Road as presented. Barbara Yaeger voted to deny.

PUBLIC HEARING

A motion was made by David Newton, seconded by Lee Schumacher, whereby the Madison Inland Wetlands Agency voted to move Public Hearing 08-18: Applicant: Madison Inland Wetlands Agency, to the end of the meeting.

08-19: 8 WEST WHARF ROAD. Owner/Applicant: Madison Country Club, Inc. Amendment to Inland Wetlands and Watercourses Map of the Town of Madison.

Barbara Yaeger recused herself from applications 08-19, 8-20 and 08-21 to avoid any conflict of interest.

Eric Anderson, Anderson Engineering and Surveying Associates, Guilford, CT

As representative for the applicant he explained that this is the last portion of the Golf Course to be flagged for inland wetlands. Rich Snarski delineated the wetlands.

Chairman Thomas Paul – Read IWO Kuchta’s field report into the record and asked for comments from the public. There were none.

A motion was made by John Mathieu, seconded by David Newton, whereby the Madison Inland Wetlands Agency voted to close application 08-19: 8 West Wharf Road at 8:08 P.M.

A motion was made by David Newton, seconded by Lee Schumacher, whereby the Madison Inland Wetlands Agency voted to approve application 08-19: 8 West Wharf Road as presented.

A motion was made by Lee Schumacher, seconded by David Newton, whereby the Madison Inland Wetlands Agency voted to open the public hearing for application 08-20: 8 West Wharf Road at 8:09 P.M.

08-20: 8 WEST WHARF ROAD. Owner/Applicant: Madison Country Club, Inc. Regulated Activity Permit to fill wetlands and install piping for fairway.

Eric Anderson, Anderson Engineering and Surveying Associates, Guilford, CT

As representative for the applicant he explained that this portion of the wetlands was delineated in 1989. There is currently a culvert with a cart path on the north end and on the south end of this ditch that runs on the west side of the wetlands. They are proposing to fill this area of wetlands and install 2 – 24” pipes in that area, doing away with the cart path area at the north. Two pipes are needed because the current pipe is undersized for the amount of runoff from the highway and the growth in the area. There are approx. 3,200 SF of wetlands to be filled, loamed and seeded with about 250CY of fill. Application 08-21, which follows this one, is a mitigation plan for the filling. When the current pipes fill up, the water tends to back up onto the adjoining property. He read a letter from Brian M. Silva, golf course designer, explaining the need for the proposed changes.

D. Newton – asked for clarification.

Mike Chrzanowski, Golf Course Manager – The current conditions slow the pace of play. There are many new types of golf equipment that play much faster and farther and this is impaired by the current conditions.

Chairman Thomas Paul – what is the amount of non-lawn area between the two cart paths?

Eric Anderson – about 1000 SF.

J. Mathieu – How much material would be taken out of that area prior to the installation of the two new pipes? Won’t the new pipes float?

Eric Anderson – Under this area is sand and gravel soils to set the pipe into.

J. Mathieu – How much cover will be over these pipes?

Eric Anderson – about 18”. Wetland soils removed from this area would be held for use in the mitigation of the next application.

J. Mathieu – The other application should be heard before a decision is made on this.

G. Falk – suggested tabling a decision on this application until the other is heard.

A motion was made by Glenn Falk, seconded by Lee Schumacher, whereby the Madison Inland Wetlands Agency voted unanimously to table the decision on application 08-20 until the application 08-21 can be heard. The public hearing will remain open.

A motion was made by Dave Newton, seconded by Lee Schumacher, whereby the Madison Inland Wetlands Agency voted to open the public hearing for application 08-22: 803 Durham Road at 8:20 P.M.

08-22: 803 DURHAM ROAD. Owner/Applicant: Meghan McMahon. Amendment to Inland Wetlands and Watercourses Map of the Town of Madison.

Eric Anderson, Anderson Engineering and Surveying Associates, Guilford, CT

As representative for the applicant he explained there are currently no wetlands shown on the Town map. The wetlands were delineated by Richard Snarski.

Chairman Thomas Paul – read IWO Kuchta’s field report into the record. He asked for comment from the public. There was none.

A motion was made by David Newton, seconded by John Mathieu, whereby the Madison Inland Wetlands Agency voted to close the public hearing for application 08-22: 803 Durham Road at 8:25 P.M.

A motion was made by David Newton, seconded by John Mathieu, whereby the Madison Inland Wetlands Agency voted to approve application 08-22: 803 Durham Road as submitted.

REGULAR MEETING

08-21: 8 WEST WHARF ROAD. Owner/Applicant: Madison Country Club, Inc. Regulated Activity Permit to remove trees, relocate cart path, create meadow area, remove existing green, relocate and add trees, add plantings, all within 100 ft. of a wetland, and remove phragmites in wetlands.

Eric Anderson, Anderson Engineering and Surveying Associates, Guilford, CT

Some of this application would serve as mitigation for the filling of the wetlands in application 08-20. They are proposing to take the existing green and move it, eliminating the cart-path between the small wetland and the main one. A planting plan has been provided by Rich Snarski.

Phragmites would be removed from within the wetlands. Three new trees are proposed; one tree and a portion of another are within the 100’ review area.

Richard Snarski, Soil Scientist – The wetland area that is proposed to be filled actually extends out into the fairway. Approx. 1/3 of the wetland is functioning as a wetland but the remainder is not.

He explained that restoration is repairing a wetland that was previously filled or destroyed. The cart-path proposed to be removed cuts through the wetlands that were previously connected.

Removing the cart-path and turning it back into a wetland seems the correct thing to do. Rather than just add it to the existing wetland that is there right now, that which was a pond but now is a marsh that is becoming wooded, he thought to add some deeper water to provide a year-round habitat for the many amphibians. There would be about 1’ of standing water with herbaceous plantings. As part of the enhancement of this wetland, which has good habitat value, they are

proposing to provide more protection from further disturbance, future mowing, chemicals...by plantings shown on the planting plan. The large stand of Phragmites will be removed, probably taking three applications to do so.

Chairman Thomas Paul – what is the total area of wetland?

Eric Anderson – approx. 3800 SF

Chairman Thomas Paul – asked for comments from Mike Ott.

M. Ott – no comments

A motion was made by Glenn Falk, seconded by David Newton, whereby the Madison Inland Wetlands Agency voted to approve application 08-21: 8 West Wharf Road as submitted.

PUBLIC HEARING CONTINUED –

A motion was made by Glenn Falk, seconded by Lee Schumacher, whereby the Madison Inland Wetlands Agency voted unanimously to close the public hearing for application 08-20: 8 West Wharf Road.

A motion was made by Glenn Falk, seconded by David Newton, whereby the Madison Inland Wetlands Agency voted unanimously to approve application 08-21: 8 West Wharf Road.

REGULAR MEETING (CONTINUED)

08-25: 380 BOSTON POST ROAD. Owners: Daniel J. & Judith D. Miglio and Thomas E. & Adele Boyle; Applicant: Daniel J. Miglio. Regulated Activity Permit to install underground water line within 100 ft. of a wetland. **Receipt only.**

Tom Stevens, Stevens and Associates, Madison, CT

As representative for the applicant he explained the proposal is to bring in water service to an existing house. They originally tried to bring the water in through the fee strip but the Water Co. won't allow it because all utilities are already in place. The house is currently served by an existing well which is poor in quality and quantity. The applicant went to the DPUC and arranged with a neighbor, the Boyles, to have an easement across their property. They are proposing to bring the water in through that easement which will necessitate a wetlands crossing. The Agency questioned why the Water Co. wouldn't allow the line within the fee strip and asked that a letter from them be provided at the next meeting.

J. Mathieu – Is the wetlands at the proposed crossing, lawn?

Tom Stevens, - it is clear but it is not maintained lawn. He is proposing to use the entire 25' width to install the trench, allowing for trucks to bring in sand.

J. Mathieu – A trencher could be used to dig a 4" wide trench.

Chairman Thomas Paul – it appears there is a prudent and feasible alternative by running the line in the fee strip.

D. Newton – would like the applicant to research using a trencher and to get a letter from the Water Co. for the next meeting.

A motion was made by Glenn Falk, seconded by Barbara Yaeger, whereby the Madison Inland Wetlands Agency voted to accept application 08-25: 380 Boston Post Road and schedule it on the agenda of the next regularly scheduled IWA meeting.

08-26: 297 BOSTON POST ROAD. Owner/Applicant: Shoreline Unitarian Universalist Society. Regulated Activity Permit to expand parking and associated stormwater management measures within 100 ft. of a wetland. **Receipt only.**

Mark Young, Waldo Associates

As representative for the applicant he explained that they have made some changes to the plan from the original application based on comments from the Agency and Mike Ott. Landscaped islands were added to break up the expanse of asphalt. The stormwater treatment will consist of underground infiltration chambers with an outflow at Mike Ott's recommendation into a level spreader. Parking alternatives were considered. A landscape plan has been provided by Larry Appleton. The Church requires 90 parking spaces. The alternative is to do nothing and spread some processed stone on the existing lot. This proposal provides a stable surface, avoids migration of any material into the wetlands and provides additional infiltration for stormwater.

T. Aub – How much of the runoff will go into the infiltration system? 100%.

A motion was made by David Newton, seconded by Barbara Yaeger, whereby the Madison Inland Wetlands Agency voted to accept application 08-26: 297 Boston Post Road and schedule it on the agenda of the next regularly scheduled IWA meeting.

08-27: 53 MADISON AVENUE. Owner: Christopher J. & Sherry T. Puricelli; Applicant: Ronald G. Freitas. Regulated Activity Permit for proposed garage, driveway, and sanitary system within 100 ft. of a wetland. **Receipt only.**

Tom Stevens, Stevens and Associates, Madison, CT

As representative for the applicant he explained that there are no wetlands on the property but there are wetlands on the neighboring property which puts this property within the 100' upland review area.

B. Yaeger – there is currently no existing driveway there? Correct.

A motion was made by Glenn Falk, seconded by Barbara Yaeger, whereby the Madison Inland Wetlands Agency voted to accept application 08-27: 53 Madison Ave. and schedule it on the agenda of the next regularly scheduled meeting.

08-28: 90 LIBERTY STREET. Owner: Abigail Sperry; Applicant: William F. Plunkett & Associates. Subdivision referral.

Tom Stevens, Stevens and Associates, Madison, CT

As representative for the applicant he explained that the application is to subdivide the existing lot. There is a wetland to the south of the property. There is no activity within the 100' upland review area. This is for a subdivision referral only.

IWO Kuchta – reminded the Agency that the minutes would suffice as a referral to the Planning and Zoning Commission if they find that there is no potential adverse impact to the wetlands as a result of this proposed application.

Chairman Thomas Paul – the minutes will suffice?

IWO Kuchta – Yes.

The Agency concurred that this subdivision would have no adverse impact on the wetlands.

PUBLIC HEARING CONTINUED –

08-18: Applicant: Madison Inland Wetlands Agency. Request to amend various sections of the town of Madison Inland Wetlands and Watercourses Regulations to bring them into conformity with State mandates. **(Continued from July 7, 2008)**

Comments were provided by Kealoha Freidenburg, Representative from the Conservation Commission and by Eric Anderson, Anderson Engineering and Surveying Associates. The Agency will review the comments and continue the public hearing to the next regularly scheduled IWA meeting.

SECTION 13 APPROVALS:

08-23: 803 DURHAM ROAD. Owner/Applicant: Meghan McMahon. Regulated Activity Permit for addition to existing dwelling within 100 ft. of a wetland.

APPROVAL OF BILLS

A motion was made by David Newton, seconded by Lee Schumacher, whereby the Madison Inland Wetlands Agency voted unanimously to approve payment of the bills as submitted.

APPROVAL OF MINUTES

A motion was made by Barbara Yaeger, seconded by David Newton, whereby the Madison Inlands Wetlands Agency voted unanimously to approve the minutes of the July 7, 2008 meeting as submitted.

LITIGATION: Executive Session as Required

REMARKS – INLAND WETLANDS CHAIRMAN

Chairman Thomas Paul – Expressed concern over the Inland Wetlands Agency not being included in the Aquifer Protection Hearing. He would be attending.

– **INLAND WETLANDS OFFICER**

A motion was made by Glenn Falk, seconded by Lee Schumacher, whereby the Madison Inland Wetlands Agency voted unanimously to adjourn at 9:45 p.m.

Respectfully submitted,
J. Donnette Stahnke
Recording Secretary, Inland Wetlands Agency