

**TOWN OF GRANBY  
INLAND WETLAND AND WATERCOURSES COMMISSION  
MEETING MINUTES  
April 13, 2016**

**PRESENT:** Vice Chairman Craig Perry, John Laudati, Aurelle Locke, Wayne Cahoon

**OTHERS PRESENT:** Kate Bednaz, Wetland Agent

The meeting of the Inland Wetland and Watercourses Commission was called to order by Vice Chairman Perry at 7:03 p.m.

**MINUTES**

The Commission reviewed the meeting minutes of March 23, 2016.

Mr. Cahoon noted incorrect name "Safe Dig" on page 2, paragraphs 6 and 7, it should be replaced with "Dig Safe".

Mr. Laudati noted his name was misspelled twice in the document.

Vice Chairman Perry commented and would like to have it reflected in the minutes the following.

The Commission concurs there is concern in the process in which the Commission handles designations or redesignations for the wetland map. The Commission requests the town for a description of the duties of the wetland agent and to what extent the Commission may request activities from the wetland agent.

ON A MOTION by Wayne Cahoon, seconded by Aurelle Locke, the Commission voted unanimously (4-0-0) to approve the special meeting minutes of March 23, 2016 as amended.

Mr. Cahoon requested to record the names of independent marking companies that service individuals to locate utility lines, water lines, gas lines and/or pipes. The company names are Ground Penetrating Rader Systems, Underground Detectives, and Private Utility Locators.

**PERMIT APPLICATIONS**

62 Lost Acres Road – Crushed stone infiltration/high water bypass dike

Kate Bednaz reviewed the application which was presented by Noal Jenkins on March 23, 2016 and reported recommended conditions for approval of the permit. Ms. Bednaz commented that Mr. Noal Jenkins indicated he would start the work around April 27, 2016. The town is in receipt of the email dated March 25, 2016 from Michael Rosado which addressed the sizes of crushed stone that can be used for this project and will be made part of the file. The Commission discussed.

ON A MOTION by Aurelle Locke, seconded by John Laudati, the Commission voted unanimously (4-0-0) to approve the application dated September 29, 2014 with work to proceed for the installation of a filtration by-pass berm within the wetland area for stormwater management for property located at 62 Lost Acres Road, with the following conditions outlined below.

1. The Town of Granby Office of Community Development shall be notified at least 48 hours prior to the start of construction.

2. All construction activities shall be coordinated through the Office of Community Development.
3. Upon completion of construction, a letter shall be supplied to the Office of Community Development by Mr. Michael Rosado or the designated representative of the NRCS, that describes whether the work has been completed in compliance with the approved design, and if any deviations were required.
4. Any project modifications which are directly located within the wetland resource area shall be reviewed and approved by the Granby Inland Wetlands Commission prior to implementation.

Mr. John Jenkins thanked the Commission for their thorough review.

### **REQUEST REVIEW**

#### **114 East Street – Enclosed 2 car garage – continued review**

Kate Bednaz reviewed the application, detailing a plan with more detail regarding identification of wetlands soils, upland soils and location of proposed garage, septic and erosion barrier per the request of the Commission.

Mr. Melnysyn reported he called Dig Safe and discovered once a contractor is engaged, they (contractor) must make the call.

Agent Bednaz reported recommended conditions for approval of the permit below.

1. The Office of Community Development shall be notified at least 48 hours prior to the start of construction.
2. All construction activities shall be coordinated through the Office of Community Development.
3. The culvert located under East Street and adjacent to the proposed garage, shall be protected with barrier controls to prevent any disturbed soils from entering the culvert and downstream wetland resource areas. Barrier controls may not be removed until 70% germination of permanent vegetation is achieved over 90% of the area. The Office of Community Development shall be notified 48 hours prior to the removal of erosion control barriers.
4. Work is only approved within the project area; which is located within the interior of the “horseshoe” driveway, to the west of the existing house.
5. If any pipes utilized for water collection or conveyance are discovered during the excavation for the garage project, work associated with the discovered pipe(s) shall cease. The Office of Community Development shall be contacted immediately, and a mitigation plan for this finding shall be presented in writing for approval by the Inland Wetlands Commission or their designated Agent before the pipe may be altered or relocated.
6. If soil or other organic debris are to be relocated on the property or removed from the property, the applicant must notify the Office of Community Development of the destination location 48 hours prior to removal.

7. Driveway to access the proposed garage is to be located to the west of the proposed garage and extend to connect to the existing "horseshoe" driveway.

The Commission discussed. There were several concerns discussed regarding the conditions for the approval. Some were the uncertainty of pipes existence in the project area and over the driveway, the possible impact on the culvert, which picks up road water drainage too, a watercourse existence or not, a pond area that is more of a marsh, and the open-ended questions on this project. The Commission recognizes Inland Wetland Agent Kate Bednaz's expertise in this field and defer to her recommendations to approve the project.

Ms. Bednaz recommended approval to conduct regulated activities in the upland review area of established wetlands, including the construction of a garage to the west of the existing house and associated driveway extension since the plans, as designed, offer minimal impact to the regulated areas.

The Commission concurred with the Agent's recommendation, including conditions listed above, for approval of the above referenced project.

ON A MOTION by Aurelle Locke, seconded by Wayne Cahoon, the Commission voted unanimously (4-0-0) to approve the application with work to proceed in accordance with the application dated January 28, 2016 and with the following conditions outlined below.

1. The Office of Community Development shall be notified at least 48 hours prior to the start of construction.
2. All construction activities shall be coordinated through the Office of Community Development.
3. The culvert located under East Street and adjacent to the proposed garage, shall be protected with barrier controls to prevent any disturbed soils from entering the culvert and downstream wetland resource areas. Barrier controls may not be removed until 70% germination of permanent vegetation is achieved over 90% of the area. The Office of Community Development shall be notified 48 hours prior to the removal of erosion control barriers.
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6. If soil or other organic debris are to be relocated on the property or removed from the property, the applicant must notify the Office of Community Development of the destination location 48 hours prior to removal.

7. Driveway to access the proposed garage is to be located to the west of the proposed garage and extend to connect to the existing "horseshoe" driveway.

## **OTHER**

The Commission held a discussion regarding the application format and information received by Inland, Wetlands Watercourse Commission to review, study, and approve activities minor or directly within wetlands or watercourses. Other subject matters the Commission would like to discuss further are the notifications to abutters and public hearing legal notices. The Commission agreed to further discuss this topic with town staff and at a future meeting.

## **AGENT REPORT ---- ANY OTHER PROPERTY OR AGRICULTURAL EXEMPTION REVIEW (RFR OF ACTIVITY form)**

### 113 Bushy Hill Road – developing a riding area for horses on upland area

Agent Bednaz reported this work was started before the owner knew about the regulations for activities proposed within a defined upland area and wetlands watercourses. She is working with the owner to correct and ensure appropriate paperwork is completed. For the file, a wetland delineation report has been received by a professional wetland and soil scientist, Pietras Environmental Group, LLC. This activity was reported by a neighbor who happens to be a member of the IWWC. He will recuse himself if this matter comes before the Commission.

### 168 Day Street – create a pasture for horse grazing

Agent Bednaz reported on 168 Day Street RFR application indicating that not all the paperwork has been received. She made a site visit and there is a modification to the application in which it will meet the agricultural exemption rule. Upon receipt of the necessary paperwork, as an authorized agent, she plans to signed off (approval) on the application. The analysis of the approval is that the proposed work was not located in wetlands and the agricultural activity is exempted.

## **ANY OTHER PROPER BUSINESS**

There was no other business.

The next monthly meeting is May 11, 2016 at 7:00 p.m. in the Town Hall meeting room.

ON A MOTION, made by Wayne Cahoon, seconded by Aurelle Locke, the Commission voted unanimously (4-0-0) to adjourn the meeting at 8:16 p.m.

Respectfully submitted,

Patricia I. Chieski  
Recording Secretary