

Regular Meeting Minutes May 7, 2020
CITY OF NORWICH INLAND WETLANDS, WATERCOURSES AND CONSERVATION COMMISSION
VIRTUAL / REMOTE MEETING

A. CALL TO ORDER:

Chairman Richard Morell called the meeting to order at 7:02 PM.

B. ROLL CALL and SEATING of ALTERNATES:

Present: Chairman Richard Morell, Vice Chairman Douglas Lee, Peter Chalecki, Robert McCoy, David Poore, Brandon Hyde (Joined 7:10PM).

Absent: Swarnjit Singh Bhatia

Also Present: Dan Daniska, Assistant City Planner and Katherine Rose, Recording Secretary.

C. APPROVAL OF MEETING MINUTES:

Peter Chalecki put forth a motion to APPROVE the March 5, 2020 regular meeting minutes. Robert McCoy seconded. The motion passed unanimously.

D. COMMUNICATIONS:

Dan Daniska reported the City received a civil summons naming the City in regards to the Dunham Street project that was in part approved by the IWWCC. Mr. Daniska stated the project had not yet commenced but offered members to call him if they wanted to discuss the matter further.

E. PUBLIC HEARINGS: None.

F. OLD BUSINESS:

IWWCC #20-07 – 612 West Thames Street Application for a two (2) lot subdivision of a parcel with an existing dwelling. Proposed improvements include wetlands crossing for sewer and drainage installation, and other site improvements to take place in the Upland Area for development of the vacant lot. Property and application of PFR LLC / Kiran Parekh, Principal. Assessor's Map 129, Block 1, Lot 24, Zone MF.

Pete Parent of CHA Consulting introduced himself on behalf of the applicant who is looking to re-subdivide a lot located on the Southern side of Route 32, adjacent to Norwich Inn & Spa. Pete Parent stated the lot in question was created by the subdivision of a previous lot at which time the property line was drawn along the existing wetlands. Mr. Parent stated the applicant is seeking to divide off the portion of the lot that is associated with the home located on the property and to retain the remainder of the lot for future development. Mr. Parent explained that the applicant is looking to maintain the current access driveway for regulated frontage and to allot the remaining frontage to the house front. Pete Parent stated the location of the pond and wetlands present a hardship as any alternative access point would require work within the upland review area as well as utility work due to the sewer line below the driveway for Cove View Towers. Dan Daniska stated the current plan had changed significantly from the original submission after discussion within various City departments so the Planning Office is satisfied with the plan as presented.

Douglas Lee made a motion to APPROVE IWWCC APPLICATION #20-07 with the following conditions:

- That the approval is valid for FIVE YEARS and will expire on 05/07/2025.
- That a bond, in the amount of \$9,042, which has been deemed satisfactory by the City Engineer, be submitted for Erosion and Sediment Control and Site Restoration prior to any land disturbance on the site.
- That the Review Comments from the Uncas Health District in a memo dated 5/4/2020 be addressed before the final revised plans be submitted and reviewed by City Staff.
- That final revised plans be submitted and reviewed by City Staff.
- That the City's letter of approval be placed on the final revised plan set (cover page preferred).
- That all site activities shall be conducted in accordance with the plans, specifications and documents of record. Any deviation from the approved plans or construction sequence shall be cause for enforcement action by the Inland Wetlands, Watercourses and Conservation Commission.
- That the permittee shall notify the Inland Wetlands Agent prior to the commencement of work and upon its completion.
- That all work and all regulated activities conducted pursuant to this authorization shall be consistent with the terms and conditions of this approval. Any structures, excavation, fill, obstructions, encroachments or regulated activities not specifically identified and authorized herein shall constitute a violation of this approval and may result in its modification, suspension, or revocation. Upon initiation of the activities authorized herein, the permittee thereby accepts and agrees to comply with the terms and conditions of this approval.
- That no equipment or materials including without limitation fill, construction materials, or debris, shall be deposited, placed, or stored in any wetland or watercourse on or off site unless specifically authorized by this approval.
- That the General Provisions stated in Section 11.9 of the Inland Wetlands and Watercourse Regulations are applicable to this permit.
- That the permit shall not be assigned or transferred to another entity without the written permission of the Commission.
- That all erosion and sediment control measures shall be in accordance with the Connecticut Guidelines for Erosion and Sediment Control. Erosion and sediment control measures shall be installed and inspected prior to site disturbance. It is the permittee's responsibility to schedule the inspection with the Norwich Planning Department. Additional erosion and sediment control measures shall be installed if determined to be necessary by the Designated Agent. The permittee shall take such necessary steps consistent with the terms and conditions of the approval, to control stormwater discharges and to prevent erosion and sedimentation and to otherwise prevent pollution of wetlands and watercourses.
- That this permit will be strictly enforced. The Commission may suspend or revoke this permit, may direct the Commission's Agent to issue a cease and desist order or may require the applicant to modify, extend, or revise the site work or restore the area to its original condition if it finds that the applicant has not complied with the conditions set forth in this approval or if the applicant exceeds the scope of this approval as set forth herein or if the intended use or actual use of the general site is not as represented by the application or the plan of record.
- That the Letter of Approval from the Inland Wetlands and Watercourses Commission be placed on the Final Plan Set for the Wetlands Approval AND any subsequent maps that are created after this approval, for the Subdivision (SUB #431) which will be heard at the upcoming Commission on the City Plan meeting.

Peter Chalecki seconded. The motion passed unanimously.

G. NEW BUSINESS:

1. Aquatic Pesticide Permit Application submitted to DEEP for Mohegan Park Pond (DPW).

Dan Daniska notified the IWWCC that the City would be performing the same treatment on the body of water as done last year.

2. Aquatic Pesticide Permit Application submitted to DEEP for Kaiser Pond @ 89 St. Regis Ave.

Dan Daniska notified the IWWCC that the homeowner had hired a contractor to perform a treatment on the body of water as is necessary from time to time.

H. **OTHER BUSINESS:** None.

I. **VIOLATIONS:** None.

J. ADJOURNMENT:

Robert McCoy made a motion to adjourn the meeting at 7:15 PM. Douglas Lee seconded. The motion passed unanimously.

Respectfully submitted, Katherine Rose, Recording Secretary