

**Bolton Inland Wetlands Commission  
Regular Meeting September 23, 2014  
Minutes**

The Bolton Inland Wetlands Commission held its regular meeting on September 23, 2014 at the Bolton Town Hall. Members in attendance were Chairmen James Loersch, Ross Lally, Jane Darico and Holly MacDonald. The Inland Wetlands Agent Barbara Kelly was also in attendance. James Loersch called the meeting to order at 7:03 P.M.

**1. Approval of Agenda**

Chairman Loersch asked for a motion to approve the agenda as amended to include **Application 2014-11-20 Luck's way-Michael Bugnacki-MTS Builders-Holmes &Henry Associates** under new business 3B. Holly made a motion to accept the modified agenda; the motion was seconded by Jane. The motion passed.

**2. Old Business**

**A. Application 2014-8: 160 Hebron Road-EOJ PropertiesLLC-4 Lot Subdivision**

Barry Ellison came before the Commission regarding the Bakerfeld subdivision. Mr. Ellison stated along the eastern border of the 6.6 parcel there are 30,000 square feet of wetlands and Barry contacted Joyce Stille to inquire about an easement for the property containing the wetlands. Barry Ellison was not sure if the easement would be accepted by the town and if easement is not accepted Mr. Ellison suggested the owner of the property would place signs every 35 feet along the wetlands to warn of wetlands. Mr. Ellison also stated that all 3 deeds would have the easement written in and would also be on the final subdivision plans. Chairman James asked if the pile of debris had been cleaned yet. Mr. Ellison stated the debris had not been cleaned up, but it will be very soon.

A motion was made by Ross Lally, seconded by Holly MacDonald to deem the activity a regulated activity of non-significant impact pursuant to section 3.5 of the Inland Wetlands Regulations.

A motion was made by Ross Lally, seconded by Holly Macdonald to grant the permit finding in the affirmative pursuant to section 5.7.A parts 1, 2, &3 of the Inland Wetlands Regulations with the following conditions.

**Conditions**

- 1. The work shall be done as depicted in Alliance Civil Engineering drawings dated August 2, 2014.**
- 2. That all three comments in the Nathan Jacobson &Assoc. letter dated September 23, 2014 be incorporated into the work. Keep the Bolton Inland Wetlands Agent up to date on the progress on item no.1.**
- 3. That the manmade debris in the upland review area be removed before work starts.**
- 4. That soil erosion sediment control measures be installed, adjusted and maintained in accordance with the 2002 Connecticut Guidelines for Soil Erosion and Sediment Control.**

**B. Application 2014-10: 31 Quarry Road- Douglas Girard- Stabilize Area, Plant Grass for Stabilization**

Barbara stated that Mr. Girard was having trouble getting revised plans; Barbara said it was tabled till next month's regular meeting. Ross asked Barbara if Mr. Girard was aware he is not supposed to do any work other than foundation work until he comes before the Commission again. Barbara stated Mr. Girard was aware of this.

**3. New Business**

#### **A. High Ridge Farms- Lot 20 Driveway- Bill Hulk- Planting requirement Discussion**

Bill Hulk came before the Commission to discuss having his bond released. Mr. Hulk stated the open culvert was put in over 5 years ago and that vegetation has taken hold. Ross stated that Mr. Hulk stripped the area and did not comply with the agreed upon remediation of planting trees that were four inches in diameter. Chairman Loersch stated the Commission was not happy with the trees and how the vegetation was growing. Both James and Ross both agreed to hold on to the bond for at least another year to determine how natural re-vegetation progressed.

#### **B. Application 2014-11: 20 Luck's Way-Michael Bugnacki- MTS Builders- Holmes &Henry Associates**

Peter Henry came before the Commission to upgrade an existing driveway. The existing driveway only has one 15' pipe, 3 more are needed. The pipes will be 24 feet long with flared ends. There will also be grading associated with the construction and installing rip-rap within the regulated water course area. The Commission asked the owner for permission to visit the site and discuss the application at the next regular Inland Wetlands meeting scheduled for 10/28/14. The home owner gave the Commission permission. The application will be tabled until then.

#### **4. Public Comment**

Nothing at this time

#### **5. Wetlands Agent Report**

Barbara Kelly stated that she and other staff members had a meeting about 1100 Boston Turnpike. Barbara stated the owner will be coming to the Commission with a proposal. Barbara stated the permit for 35 Lakeside Circle for demolition was done really nice and she had been out for a site walk. The owner moved the whole house 8 feet further away from the lake. Barbara stated the 4<sup>th</sup> phase of the sewer project was working well and efficiently. Phase 5 is beginning work in Vernon.

#### **6. Approval of Minutes:**

##### **A. August 26, 2014 Regular Meeting**

Corrections- First paragraph Loersch should be spelled Loersch

Section 3A ninth sentence and Section 6A 2<sup>nd</sup> sentence Loersch should be spelled Loersch

Section 3B second to last sentence should read: there is no significant disturbance in the upland review area.

Section 3C third sentence should read: Prior to zoning or building approval Mr. Girard had begun unauthorized work within the 100-foot upland review area.

##### **B. September 9, 2014 Site Walk and Special Meeting**

Jane Darico made a motion to approve the minutes as amended, seconded by Holly MacDonald. The motion passed unanimously.

#### **7. Regulation Review**

Ross Lally stated he made the corrections that were discussed at the last meeting. Ross also stated the town attorney would like to work with the Commission on the wording with violations. The Selectmen have not yet commented on the fee schedule. Ross Lally suggested that the Commission sent the Regulations to the town attorney for general fee schedule and punitive fee schedule, so the attorney can change any wording and also send a copy to the First Selectmen. Chairman James Loersch asked Ross Lally if he would draft a letter to the town attorney and the Board of Selectmen, Ross agreed. Ross will draft the letter and sent out to the Commission members before he sends the letter. Chairman Loersch stated the next step is to get the approval from town attorney and Board of Selectmen and then send the updated Regulations to DEEP. The Commission must wait 35 days after sending to DEEP and then can schedule a public hearing.

**8. Other**

Holly MacDonald shared with the Commission the annual Bolton Lakes Watershed community forum for the towns of Vernon, Tolland, Coventry and Bolton will be held on October 14, 2014 7 P.M.

Chairman Loersch also shared with the Commission the 37<sup>th</sup> annual meeting and environment conference of CACIWC will be taking place Saturday November 15, 2014.

**9. Adjournment**

Jane Darico made a motion to adjourn, seconded by Holly MacDonald. The motion passed unanimously and the meeting was adjourned at 8:33 P.M.

Respectfully Submitted,

Corrine O'Brien  
Board Clerk

PLEASE SEE THE MINUTES OF SUBSEQUENT MEETINGS FOR THE APPROVAL OF THESE MINUTES AND ANY CORRECTIONS HERETO.