



## INLAND WETLANDS AND WATERCOURSES COMMISSION

### Minutes of Regular Meeting of Wednesday, December 13, 2017

#### 1. Administrative

- A. Elections of Chairman and Vice Chairman.  
**MOTION** Miller, seconded Alden to nominate DePascale for Chairman; unanimously approved.  
**MOTION** Miller, seconded Schwartz to nominate Wilson for Vice Chairman; unanimously approved.
- B. Quorum was recognized and Arnie DePascale, Chair opened the meeting at 7:00pm. In attendance were Arnie DePascale, Rob Wilson, Jonathan Schwartz, Richard Miller sat for Dominic Lucenti, Rolf Dietrichson, Linda Kobylarz and Dick Alden.  
Abby Conroy, ZEO  
Lisa Ozaki, Recording Secretary
- C. **MOTION** Miller, seconded Alden to approve the minutes from November 8, 2017 regular meeting as submitted; unanimously approved.
- D. **Review General Communications:**
  - A. The Habitat Fall 2017
- E. **Agent Review:**
  - A. None

#### 2. New Business

- A. **Application #2017-024 - Juliano's Pools, LLC** – Inground Pool/Shed/Restoration – 103 Barnes Hill Road (Submitted November 20, 2017)  
Tina Tardiff was present and addressed the commission. Conroy explains the application to the commission that documents the scope of work that has already been done. Pictures were forwarded to Conroy from Juliano's Pools. Juliano mapped out pool, shed and wetlands on asbuilt. The pool and restoration has all been done. Construction fence is up around pool. Gravel was laid out by Juliano's for the shed to be placed on. All work was done prior to permits approved. Shed is 10' x 16' with crushed stone under it. Conroy is not agent approving the shed since it may be in the Wetland and she can only review applications in the upland review area.  
Miller asked why Juliano went into the intermittent watercourse. Tardiff explains Juliano cleaned out watercourse by moving debris of leaves and trees and filled with rip rap. Plantings have been placed for more stabilization. No digging for shed. Just placing on crushed stone. Tardiff explains the run off from the top of the hill and it is always bone dry in summer. It's an intermittent watercourse. No other work will be performed once application is approved and shed is installed.  
DePascale asks would there be any benefit to having the wetlands flagged. Conroy states would have helped months ago, when concern first observed but now doesn't make a difference.



MOTION Miller that no significant impact. Schwartz disagrees with Miller. There was placement of material in a wetland that made an impact. Miller believes that she improved the problem. Miller then withdraws motion commission determines different.

MOTION Schwartz, seconded Alden the application has significant impact on wetlands; unanimously approved.

Commission would like Conroy to take another look at site before next meeting and report back.

Alden is confused as where the wetlands is. Feels the map should be made clearer. Alden says he missed the first meeting and missed all the fun. He would like a new map.

DePascale explains the whole process of the pool and how we are flying blind. DePascale states a new map would now not be beneficial to us and would be more money to resident.

Tardiff asks if commission would like to take a look at the site. Wilson would like to go and take a look on Saturday. Miller and Schwartz have looked at from the road.

Conroy states Juliano used asbuilts and mapped the wetlands on with the shed and pool.

DePascale believes the area has been stabilized and protected. Conroy will verify for next meeting.

Dietrichson is concerns about future of this site and having no map with everything correctly sited is a problem.

Kobylarz asks what the shed is going to be used for. Tardiff states for the summer pool furniture and will also be a buffer for the pool equipment. There was be no gas in the shed. Needs a better understanding where things are. Would like to see a map.

DePascale expresses concern of pool chemicals in shed and so close to the well.

Miller ask is there further activity that could add to the impact of the pool? Tardiff states project complete. Everything is done and will not be doing anything else in their backyard.

MOTION Miller, seconded Dietrichson to waive the need of a public hearing; unanimously approved. Continue to January 10, 2018 regular scheduled meeting.

3. **Old Business**

A. None

4. **Public Hearing(s)**

A. None

5. **Citizen Comment**

A. None

6. **Other Business Proper to Come Before the Commission**

**A. Informal Discussion – Northeast Sports & Entertainment, LLC – Monce Road Lot #4A – Lake Expansion**

Fred Marinelli and AJ Grasso were present and addressed the commission. Marinelli would like to develop the property. Envisions building a community neighbor around the lake that would include Marinelli's Restaurant. Not exactly sure what type of community, but would prefer a



mixed type. Wants to make the lake the focal point. Lake was built by Harry Battistoni and he could only take it to a certain point until he passed away. Lake is an unfinished product. You can see there was a plan in place, but never finished.

Marinelli called DEEP and they informed him since he is not proposing filling wetlands or doing work to the spillway, that the local IWWC would be the only review required. Army Corp will eventually be involved for review purposes. Conroy spoke with Darcy Winter from DEEP. States only way Army Corp would get involved if work in the spillway or if the lake was connected to a navigable waterway. If not defined as navigable waterway to connect to Farmington River, then Army Corp would most likely not be involved.

Marinelli would like to expand the existing lake. Has been in talks with Ben Dunning about his property near the lake to purchase. 58-acre property. There are 2 waterbodies that they would like to merge.

Schwartz suggests that Army Corp review since Marinelli will be removing fill. Army Corp has a guide online to follow.

Dietrichson wants to know what the impact will be to Lake Garda in regards to flooding.

Marinelli states that the pond is currently 13 to 14 acres and that they would like to add roughly 10 more acres so about a 70% increase in size.

Conroy mentions Flood Control Project in Meriden. Marinelli explains water flow rarely increases over the spillway even in a heavy rain storm. Spillway is 10' across. A new spillway may have to be built depending on expansion but would likely only expand lake to a size that could be handled by current outlet.

Miller asks if existing lake would be dredged. Marinelli says yes, lake need some TLC. Miller states it will be an improvement to the area. Marinelli has asbuilts from DEEP.

Grasso says we are trying to determine what will be a benefit here. Property is zoned Industrial and Marinelli's Restaurant is zoned Neighborhood Business.

Marinelli and Grasso will start with Army Corp and then come back once plan is in place. They appreciated the informal discussion.

**B. Show Cause Hearing – Hagan – 126 Stone Road – Deviations from approval IWWC Application #2016-005**

Justin Hagan present and addressed the commission.

Conroy read into record her letter dated December 7, 2017. Conroy explains site visit for Certificate of Occupancy and how there were several differences from approved application.

1. Driveway was supposed to end at certain point but went much farther back than indicated that involved grading and filling. Whole house is in upland review area.
2. Drainage was piped all the way through the property from front to way back. Pipe discharges very close to Wetland.
3. Deck was not drawn on original application for wetlands or site plan.
4. Clearing limits were expanded further back.

No wetland on As-Built Plan and Conroy demonstrates to commission where it actually might be at. The deck and turnaround are in the regulated area. Cleared wetlands and installed drainage in different areas than approved. Hagan did hay and seed the site, but it is far from stabilized. Silt fences are down and need to be installed back up. Dec. 5, 2017 the Town engineer inspected



the site with Conroy. Will need engineered plan to address concerns. Plan must be reviewed by Town Engineer.

Hagan indicated he hasn't put anything back where piping is. The storm drainage went from the side of the yard and wanted to fix it. Hagan run a new 15" pipe and piped it where it's been dumping for 60 years. There needs to be an easement off 122 Stone Road to discharge water on back of 126 Stone Road. Hagan plans on keeping house in family at 122 Stone Road once his family moves into 126 Stone Road. Hagan explains the site is all rock. Our Engineer wants plans. Commission needs an application that includes deviations from original plan and accompanied by an engineer's design. DePascale reads email to Conroy from engineer. Conroy states that WMC wants Hagan's engineer to design it but DOT design could work to fix the drainage pipe. Conroy to get verification from WMC regarding their requests.

Hagan asks what is difference between adding a swale or connecting a pipe. Conroy states a will impact the velocity of water and potential for erosion. Swale would allow an opportunity for percolation and for sediments to settle out. If water goes through a pipe it goes faster and should collect in plunge pool as noted by the Town engineer.

Conroy will check with WMC Engineer and get exact information needed so Hagan can connect with his engineer. Please make sure you install erosion and sediment controls. Hagan will work with this engineer and bring in an updated application soon.

7. **Staff & Commission Comments**

A. DePascale thanks everyone for coming all year and electing chairman again.

8. **Adjourn**

MOTION Schwartz, seconded Alden to adjourn the meeting at 8:45pm; unanimously approved.

**Meeting adjourned.**

Respectfully Submitted for the Commission,  
Lisa Ozaki  
Secretary, IWWC