



STATE OF CONNECTICUT – COUNTY OF TOLLAND
INCORPORATED 1786

TOWN OF ELLINGTON

55 MAIN STREET – PO BOX 187
ELLINGTON, CONNECTICUT 06029-0187

www.ellington-ct.gov

Tel. 860-870-3120 Town Planner's Office Fax. 860-870-3122

**CONSERVATION COMMISSION
REGULAR MEETING AGENDA
TUESDAY, MAY 4, 2021, 7:00 PM
ZOOM MEETING**

(INSTRUCTIONS TO JOIN VIRTUAL MEETING PROVIDED BELOW)

I. CALL TO ORDER:

II. PUBLIC COMMENTS (On Non-Agenda Items):

III. ACTIVE BUSINESS:

1. Plan of Conservation & Development, Chapter 4 - Conservation Strategies, Natural Resource Preservation
 - a. List of Priority Parcels for Farmland and Open Space - Draft May 4, 2021
2. Update – Ellington Hockanum River Committee: Harford/Nickerson – Leads
 - a. Memo from First Selectman Lori Spielman for Request to Combine Ellington Hockanum River Committee with the Ad Hoc Ellington Trails Committee
 - b. Ad Hoc Ellington Trails Committee – Monthly agenda/minutes
3. Report - Working Farmland Preservation Program:
 - a. Memo from Water Pollution Control Authority Administrator for potential expansion to the sanitary sewer district to include Planned Commercial and agricultural properties along Jobs Hill Road and Tomoka Avenue.
4. Report - Open Space Preservation Program: Gage – Lead

IV. ADMINISTRATIVE BUSINESS:

1. FY 20-21 Budget Expenditure Update
2. Approval of the April 6, 2021 regular meeting minutes
3. Correspondence:
 - a. Letter from Pullman & Comley for CTEC Solar, LLC, dated April 13, 2021, submittal of a Petition for Declaratory Ruling to the Connecticut Siting Council for two solar-based electric generating facilities at 277 Sadds Mill Road, Ellington, CT.

V. ADJOURNMENT:

Note: Next regular meeting is scheduled for June 1, 2021

In order to comply with COVID-19 limited in-person meetings and social distancing requirements, this meeting will be conducted using the online video conferencing service provider Zoom. Meeting details will be provided on the Agenda and posted on the Ellington webpage (www.ellington-ct.gov), Agenda & Minutes, Conservation Commission.

Join Zoom Meeting via link:

<https://zoom.us/j/98174537107>

Meeting ID: 981 7453 7107

Password: 778589

Join Zoom Meeting by phone:

1-646-558-8656 US (New York)

Meeting ID: 981 7453 7107

Password: 778589

TOWN OF ELLINGTON - LIST OF PRIORITY PARCELS FOR FARMLAND AND OPEN SPACE PRESERVATION


[illegible]

TOWN OF ELLINGTON

FIRST SELECTMAN'S OFFICE

MEMO

To: Lisa Houlihan, Town Planner

From: Lori Spielman, First Selectman 

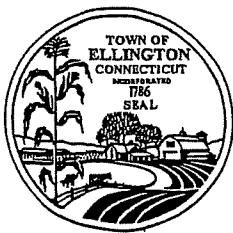
Subject: Request to Combine Ellington Hockanum River Committee with the Ad Hoc Ellington Trails Committee

Date: April 13, 2021

For your information, the following action was taken by the Board of Selectmen at the April 12, 2021 meeting:

MOVED (TURNER), SECONDED (COOK) AND PASSED UNANIMOUSLY TO DISBAND THE ELLINGTON HOCKANUM RIVER COMMITTEE [EHRC], CURRENTLY A SUBCOMMITTEE OF THE CONSERVATION COMMISSION, AND REASSIGN OVERSIGHT TO THE AD HOC ELLINGTON TRAILS COMMITTEE, TO ASSIST IN MAINTAINING AND ADVANCING THE TOWN'S TRAILS SYSTEMS, AS RECOMMENDED BY THE ELLINGTON CONSERVATION COMMISSION AND THE TOWN PLANNER. FURTHER, TO INCREASE THE MEMBERSHIP OF THE AD HOC TRAILS COMMITTEE TO FOURTEEN (14) TO ALLOW FOR THE CURRENT MEMBERS OF THE EHRC THE OPPORTUNITY TO BE CONSIDERED FOR APPOINTMENT AND OTHERWISE INCREASE OVERALL MEMBERSHIP FOR THE AD HOC ELLINGTON TRAILS COMMITTEE.

cc: Julia Connor, Website and Social Media Coordinator/Executive Assistant



STATE OF CONNECTICUT – COUNTY OF TOLLAND
INCORPORATED 1786

TOWN OF ELLINGTON

Department of Public Works

Timothy Webb
Director/WPCA Admin.

21 MAIN STREET – PO BOX 187
ELLINGTON, CONNECTICUT 06029-0187
TEL 860-870-3140 FAX 860-870-3147
www.ellington-ct.gov

WATER POLLUTION CONTROL AUTHORITY MEMORANDUM

To: Lori Spielman, First Selectman

FROM: Timothy M. Webb, Director of Public Works/ WPCA Admin *TMW*

DATE: March 23, 2021

RE: Sanitary Sewer Extension to Jobs Hill and Tomoka Intersection

The Ellington Water Pollution Control Authority has been approached by Oakridge Farms inquiring as to the possible extension of the sanitary sewers to their operation on Jobs Hill Rd. This request was made to allow their operation to process the cleaning of their containers; wastewater from the cleaning would be discharged into the system.

The sewer extension to this area, intersection of Jobs Hill and Tomoka, has been discussed and approved within the Town Plan of Conservation in the recent years. The Ellington WPCA also has allocated flow to this area for development within their recent flow allocation plan. The Ellington WPCA can discharge 1.42MGD to the Vernon Treatment plant. The current flow usage and future Town sewer development has been completed to meet the needs of the community but remain fluid as the Town grows.

With the request from Oakridge and the flow allocated, the WPCA was seeking to extend the sewer to this area and was researching funding recommendations from the Finance Office. At this time the American Rescue Plan, funding for local Governments, has become available with the investment into water and sewers as an acceptable use of the funds.

Conceptual plans and costs have been generated. The cost to extend the sewers to this area is an estimated \$3 million including a new pump station. Oakridge Farms has expressed that the land to construct the pump station would be provide to the Town.

At this time, I would request this project to be placed on the agenda of the Board of Selectmen's meeting to be held on April 12, 2021 for general discussion as it would relate to the use of the American Rescue Plan Funding.

ljs

cc: WPCA Board Members
Tiffany Pignataro, Finance Officer/Treasurer
Lisa Houlihan, Town Planner

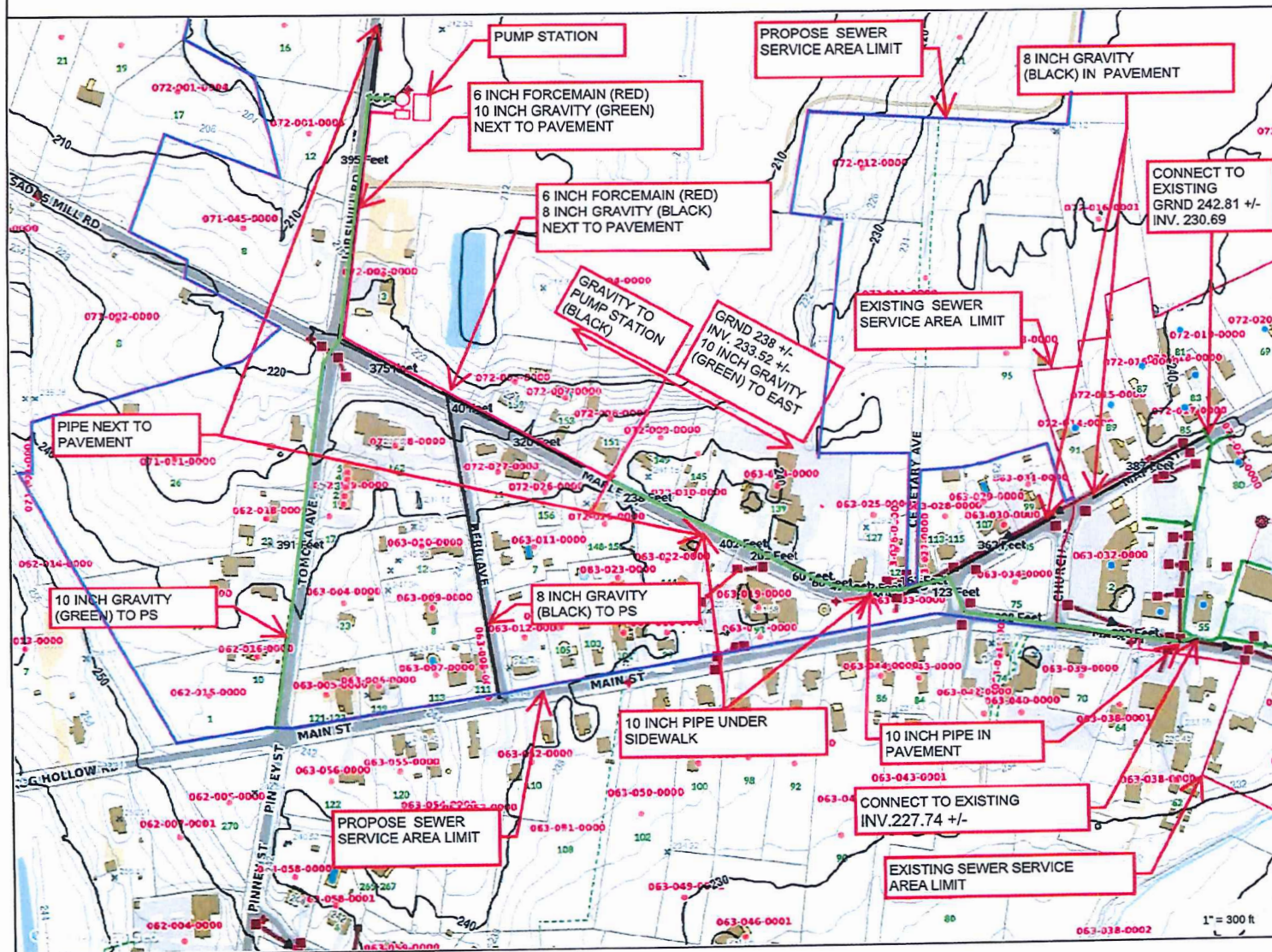
Acceptable Use of Funds for Local Government Under the American Rescue Plan

- (A) To respond to the public health emergency with respect to COVID-19 or its negative economic impacts, including assistance to households, small businesses, and nonprofits, or aid to impacted industries such as tourism, travel, and hospitality;
- (B) To respond to workers performing essential work during the COVID-19 public health emergency by providing premium pay to eligible workers of local government that are performing such essential work, or by providing grants to eligible employers that have eligible workers who perform essential work;
- (C) For the provision of government services to the extent of the reduction in revenue of such local government due to the COVID-19 public health emergency relative to revenues collected in the most recent full fiscal year prior to the emergency; or
- (D) To make necessary investments in water, sewer, or broadband infrastructure.

Local governments cannot use funds for deposit into any pension fund. In addition, cannot be used for directly or indirectly offsetting a tax cut.

Other Key Provisions:

- Funding for towns and cities will be distributed in a modified CDBG formula with entitlement cities (those with a population over 50,000) receiving funding directly from the Treasury Department and non-entitlement towns (those with a population under 50,000) distributed by the State as a passthrough.
- There is a particular provision that will allow states—like Connecticut—to receive additional funds which would have been allocated if the State had county governments. Therefore, Connecticut would not miss on additional funding.
- Funds must be spent by the end of calendar year 2024.
- State and local governments must provide periodic reports to the Treasury Department with a detailed accounting of the use of funds. States and territories must also provide any modifications to tax revenue sources. Funds can be recouped by the Treasury Department if the recipient does not comply with the eligible uses.
- Local governments will receive allocations in two tranches—the first half 60 days after enactment and the other half one year later. For non-entitlement units of local government, those deadlines are the dates for Treasury to send the funding to the state, which has an additional 30 days to distribute to each non-entitlement unit of local government.
- States have NO discretionary authority to change the amount of, or attach additional requirements to, the payments allocated to local governments.
- For non-entitlement towns, funding may not exceed 75% of the most recent adopted local budget as of January 27, 2020. Those funds will be returned to the Treasury Department.



**MAP FOR REFERENCE ONLY
NOT A LEGAL DOCUMENT**

Town of Ellington, CT makes no claims and no warranties, expressed or implied, concerning the validity or accuracy of the GIS data presented on this map.

Geometry updated 7/23/2020
Data updated 7/23/2020

**TOMOKA-JOBS HILL SEWER
EXPANSION CONCEPT PLAN**

PREPARED 04/07/2021

TOWN OF ELLINGTON

OPEN SPACE RANKING SYSTEM

Date: _____

Location: _____

Assessor Parcel Numbers: _____

Size: _____

Has property been sought for open space purchase previously? If yes, list approximate date and amount of any known offer: _____

If yes to the above, list the conditions that have changed warranting another review. _____

ECOLOGICAL		NO	YES	PRIORITY HIGH / LOW	COMMENTS (notate special circumstances, benefits, disadvantages, reasoning for priority rating, etc...)
1	Watershed /Flood Protection /Water Supply				
2	Wetland /Watercourse /Vernal pool - or buffer to				
	Endangered Species Area /Significant Wildlife				
3	Habitat				
	Ridgeline /Forested Area /Farmland Soils /Unique				
4	Geologic Features				
	Land Attributes (well drained, level, accessible...)				
	Suitable for Neighborhood Parks, Recreational				
5	Areas, etc...				
	Area Lacking Passive Recreation Due to Existing				
6	Development /Potential Density				
USES		NO	YES	PRIORITY HIGH / LOW	COMMENTS (notate special circumstances, benefits, disadvantages, reasoning for priority rating, etc...)
7	Recreational Opportunities				
8	Working Farm				
9	Trail Connectivity or potential to				
10	Broad Vistas				
LOCATION		NO	YES	PRIORITY HIGH / LOW	COMMENTS (notate special circumstances, benefits, disadvantages, reasoning for priority rating, etc...)
11	Proximate to Existing Preserved Land				
	Land in Protected Corridors /Linkage to Critical				
12	Areas				
	Provides Visual Mitigation /Preserves Rural				
13	Character or Historical Value				
GENERAL		NO	YES	PRIORITY HIGH / LOW	COMMENTS (notate special circumstances, benefits, disadvantages, reasoning for priority rating, etc...)
14	"Area of Conservation Interest" ⁽¹⁾				
15	Enhance Buffers Between Competing Uses				
16	Threat of Development				
ACCUMULATIVE TOTALS					Known Uses / Liabilities (demolition, contamination, maintenance, etc.)
FACTOR					
TOTAL SCORE					

This document is intended to be used as a guide in evaluating potential open space land and is non-binding.

Search in report

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TOWN OF ELLINGTON
BUDGET REPORT 2020-21

0270 - CONSERVATION COMMISSION				
	2020-21 Approved Budget	Trans/ Add'l Appr	Adjusted Approved Budget	
01-02-00-00270-10-50103 Part Time	1,500.00	0.00	1,500.00	
01-02-00-00270-20-60221 Advertising Printing Forms	550.00	0.00	550.00	
01-02-00-00270-20-60222 Dues & Subscriptions	350.00	0.00	350.00	
01-02-00-00270-20-60223 Travel	0.00	0.00	0.00	
01-02-00-00270-20-60234 Professional Development	100.00	0.00	100.00	
01-02-00-00270-20-60250 Contracted Services	1,000.00	0.00	1,000.00	
01-02-00-00270-20-60254 St of Ct Surcharges	0.00	0.00	0.00	
01-02-00-00270-20-60341 Office Supplies	0.00	0.00	0.00	
01-02-00-00270-30-60341 Office Supplies	0.00	0.00	0.00	
DEPARTMENT TOTAL	3,500.00	0.00	3,500.00	

4/28/2021

TOWN PLANNER D

 Search in report

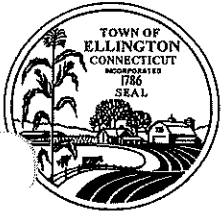
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4/28/2021
11:53 AM

TOWN OF ELLINGTON
BUDGET REPORT 2019-2020
For the Nine Months Ending Wednesday, March 31, 2021

	July	August	September	October	November	December	January	February	March	YTD Detail
0270 - CONSERVATION COMMISSION										
01-02-00-00270-10-50103 Part Time	130.00	0.00	130.00	130.00	0.00	130.00	0.00	0.00	130.00	650.00
01-02-00-00270-20-60221 Advertising Printing Forms	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
01-02-00-00270-20-60222 Dues & Subscriptions	0.00	0.00	0.00	60.00	0.00	250.00	0.00	0.00	0.00	310.00
01-02-00-00270-20-60223 Travel	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
01-02-00-00270-20-60234 Professional Development	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
01-02-00-00270-20-60250 Contracted Services	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
01-02-00-00270-20-60254 St of Ct Surcharges	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
01-02-00-00270-20-60341 Office Supplies	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
01-02-00-00270-30-60341 Office Supplies	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
DEPARTMENT TOTAL	130.00	0.00	130.00	190.00	0.00	380.00	0.00	0.00	130.00	960.00



TOWN OF ELLINGTON

Ad Hoc Ellington Trails Committee

55 MAIN STREET – PO BOX 187
ELLINGTON, CONNECTICUT 06029-0187

LAUREN DESROCHER
CHAIRMAN

VALERIE AMSEL
PAM MCCORMICK
LOIS TIMMS-FERRARA
CYNTHIA VAN ZELM
LINDA ANDERSON
JUDI MANFRE
ANN MCLAUGHLIN
DEANNA WAMBOLT-GULICK
KEN RADZIWON

AD HOC ELLINGTON
TRAILS COMMITTEE
Regular Meeting Minutes
April 7, 2021
Via Zoom

MEMBERS PRESENT: Linda Anderson, Valerie Amsel, Pam McCormick, Lois Timms-Ferrara, Cynthia van Zelm, Judi Manfre, Ann McLaughlin, Deanna Wambolt-Gulick, Ken Radziwon

MEMBER ABSENT: Lauren Desrocher

OTHERS PRESENT: Bruce Dinnie, Thomas Palshaw, Aidan Stratoudakis

I. Call to Order

Linda Anderson called the meeting to order at 6:04 p.m.

II. Citizens' Forum: Thomas Palshaw reported that the Hockanum River Committee had fixed the damaged bridge near the radio towers.

III. Approval of Minutes

A. March 3, 2021

MOVED (ANDERSON), SECONDED (MCLAUGHLIN) AND PASSED UNANIMOUSLY TO APPROVE THE MINUTES OF THE MARCH 3, 2021 REGULAR MEETING.

IV. Old Business

A. Emergency Sign Proposal Update – Tom Palshaw

Mr. Palshaw reported that the signs will be approximately 3" x 4", yellow with black lettering. Ms. Anderson will get cost estimates as the Committee will be responsible for this cost. Mr. Palshaw would like a volunteer to walk the trails with him as he creates measurements and will have an estimate on the number of signs needed. Valerie Amsel volunteered to assist Mr. Palshaw with this.

The Northern Connecticut Land Trust (NCLT) has agreed to add signs to the Balanced Boulder Trail but will not be adding signs to the Sunset Hill Trail, due to its shorter length.

Mr. Palshaw mentioned that once he has GPSed the trails for the signs, he would be willing to create and print new maps for the Committee.

B. Batz Improvements Progress Report**i. Eagle Scout Presentation – Amphitheater Benches**

Eagle Scout Aidan Stratoudakis presented plans for 18 benches to be used for seating at the amphitheater at Batz. The Committee agreed that the plans are appropriate and that they look forward to working with him.

Ms. Anderson noted that Public Works has recently improved the gravel road and added 'no parking' signs to designate a fire lane in accordance to the request by the Fire Marshal. Public Works has installed a new gate with a new chain and key. The key will be stored at the First Selectman's Office. Public Works will be mowing the back fields three times during the year, but the wildflower fields up front will not be mowed.

Ms. Anderson reports that plastic has been applied to help control invasive species in the Wildflower Fields.

V. New Business

Lois Timms-Ferrara has agreed to assist the Finance Subcommittee until the budget has passed in June. The Committee extended their thanks for Ms. Timms-Ferrara's dedicated work during her time with the Committee.

VI. Subcommittee Reports

A. Treasurer: No additional report was given.

B. Planning & Development: Ms. Timms-Ferrara stated that State Representative Jaime Foster has approached her, indicating that the State of Connecticut has some project money available. Ms. Timms-Ferrara will approach the Recreation Department to see if it is possible to add a well and/or solar pump to the Community Gardens if the Town were able to secure funding from the State.

Ms. Anderson discussed meeting with Rachel Dearborn to examine existing trails and boundaries at the town parcel on Crystal Ridge. Mr. Radziwon commented that it is important that a memo be sent to neighboring properties from the Town before any work begins on that parcel.

C. Maintenance: Ms. Amsel stated that Kimball Forest and Batz Property Trails have been cleaned and raked for Spring. The next property to be cleaned will be Metcalf. Ms. Anderson noted that there may be some Girl Scout Troops interested in assisting.

Ms. Anderson noted that Boy Scout Troop 96 will address the refurbishment of the outhouse at Batz Property and that construction of the amphitheater stage by the Opening Knight Players will commence in the last two weeks of April.

Ms. Anderson reported that a local couple and their dog extended a big "thank you," for the recent cleaning of the trails at Batz.

Ms. Anderson reposted that on April 24th, the Boy Scouts will be assisting with removal of invasives at Batz.

D. Community Outreach: Ms. Van Zelm stated that she submitted her segment for the April Newsletter.

Trails Day sign-up will begin on May 20th and the Committee will submit information in the May Newsletter, on Facebook, and emails will be sent to the current volunteer list.

VII. Adjournment

MOVED (ANDERSON), SECONDED (AMSEL) AND PASSED UNANIMOUSLY TO
ADJOURN THE TRAILS COMMITTEE MEETING AT 7:01 PM.

Submitted By: _____


Julia Connor



STATE OF CONNECTICUT – COUNTY OF TOLLAND
INCORPORATED 1786

TOWN OF ELLINGTON

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ELLINGTON, CONNECTICUT 06029-0187
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Tel. 860-870-3120 Town Planner's Office Fax. 860-870-3122

CONSERVATION COMMISSION REGULAR MEETING MINUTES TUESDAY, APRIL 6, 2021, 7:00 PM ZOOM MEETING

PRESENT: Chairman Rebecca Quarno, Regular Members Sean Dwyer, Laurie Burstein, James Gage and Alternates Ann Harford and Jessica Fay

ABSENT: Vice Chairman David Bidwell, Regular Members Robert Zielfelder and George Nickerson

STAFF: Lisa Houlihan, Town Planner and Christine Post, Recording Clerk

I. CALL TO ORDER: Chairman Rebecca Quarno called the Conservation Commission meeting to order at 7:05 PM.

II. PUBLIC COMMENTS (On Non-Agenda Items): NONE

III. ACTIVE BUSINESS:

1. Plan of Conservation and Development: Chapter 4 – Conservation Strategies, Natural Resource Preservation

Chairman Quarno introduced the topic and asked if any of the commissioners had read the chapter and had any ideas that the commission could start addressing. Commissioner Gage stated he felt that a good direction would be to establish a list of high priority parcels the town could acquire for preservation farmland and open space and indicated that he had 18 properties on his list so far. Ms. Houlihan offered to utilize the GIS map system to assist in identifying ownership and property conditions to create a data base. Ms. Houlihan also suggested the commission can use the current open space ranking system to determine a hierarchy of priority parcels.

Chairman Quarno speculated there might be a value to go through this process and present the commission's findings to the Board of Selectmen to get a baseline reaction from them with regard to specific parcels and gauge the Board's support and potentially involve the Trails Committee as well.

Ms. Houlihan gave the commissioners an overview of how to use the GIS map system and she will create a priority list based upon Commissioner Gage's list and include it in next month's meeting packet to review and discuss along with a blank ranking sheet.

Commissioner Dwyer asked if there were any properties that should be considered for historical preservation. Ms. Houlihan replied that there was a commission established in 1990's and there are over 100 parcels listed on the National Registry of Historic Places but there is no formal historic district commission and there are no parcels that she's aware of that have not been identified and/or aren't already somewhat protected.

2. Update – Ellington Hockanum River Committee: Harford/Nickerson – Lead
 - a. Ad Hoc Ellington Trails Committee – Monthly agenda/minutes

Commissioner Harford reported that the Trails Committee started assessing for spring cleanup last week and she has walked all of the trails and noted they were well used over winter. They will be fixing a bridge by the radio station tomorrow. Trash pickup is being maintained and the trail maps are being used by the public.

3. Report - Working Farmland Preservation Program: Gage/Staff – Leads

Ms. Houlihan reported that the proposal for Oakridge Dairy has all town approvals as of December and they are now working on the administrative paperwork such as the formal surveys, deeds and easements which can be time consuming so she doesn't anticipate any movement on this project until June. Ms. Houlihan also mentioned that the new farm winery, brewery and cidery regulations are in place if anyone wants to pursue such a venture.

4. Report - Open Space Preservation Program: Gage – Lead

Commissioner Gage reported the DEEP is working directly with the land trust's lawyer for the Wraight open space property and they should have a closing this month. Ms. Houlihan reported that despite all her efforts dating back to 2017, there are no new updates regarding the Brady property.

IV. ADMINISTRATIVE BUSINESS:

1. FY 20-21 Budget Expenditure Update

Nothing new to report.

2. Approval of the March 2, 2021 regular meeting minutes

MOVED (GAGE) SECONDED (DWYER) AND PASSED UNANIMOUSLY TO APPROVE THE REGULAR MEETING MINUTES OF MARCH 2, 2021 AS WRITTEN.

3. Correspondence:

- a. Northern Connecticut Land Trust Landmark Newsletter March 2021

V. ADJOURNMENT:

MOVED (HARFORD) SECONDED (DWYER) AND PASSED UNANIMOUSLY TO ADJOURN THE CONSERVATION COMMISSION MEETING AT 7:42 PM.

Respectfully submitted,

Christine Post, Recording Clerk

Lee D. Hoffman
90 State House Square
Hartford, CT 06103-3702
p 860 424 4315
f 860 424 4370
lhoffman@pullcom.com
www.pullcom.com

April 13, 2021

Via Electronic Filing

Melanie Bachman, Executive Director/Staff Attorney
Connecticut Siting Council
10 Franklin Square
New Britain, CT 06051

Re: C-Tec Solar, LLC – Petition for a Declaratory Ruling that no Certificate of Environmental Compatibility and Public Need Is Required for the Proposed Construction, Maintenance and Operation of Two Solar-Based Electric Generating Facilities, with Respective Outputs of 3.8 MW and 2.2 MW, to be Located at 277 Sadds Mill Road, Ellington, Connecticut

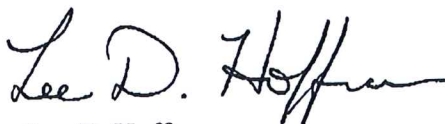
Dear Ms. Bachman:

I am writing on behalf of my client, C-Tec Solar, LLC, which is submitting the enclosed Petition for a facility to be located in Ellington, Connecticut. With this letter, I am enclosing the Petition itself and Appendix B, which documents notifications to abutters and governmental officials. The remaining appendices, including project plans, the Environmental Assessment and the Stormwater Management Report, can be found as follows:

- Appendix A – Project Plans - <https://allpoints.egnyte.com/dl/ISsicfRzzz/?>
- Appendix C – Environmental Assessment - <https://allpoints.egnyte.com/dl/YInj1FqrBG/?>
- Appendix D – Stormwater Report - <https://allpoints.egnyte.com/dl/22qJW8dV9Q/?>

Should you have any questions concerning this submittal, please contact me at your convenience. I certify that copies of this submittal have been submitted electronically to the Towns of Ellington and East Windsor, Connecticut.

Sincerely,



Lee D. Hoffman

Enclosures