

**SUFFIELD CONSERVATION COMMISSION
MEETING MINUTES
MEETING OF TUESDAY, AUGUST 24, 2021**

PRESENT: Art Christian, Chairman
Glenn Neilson, Vice Chairman
Ray Wilcox
Norm John Noble

Parks Superintendent: Tom O'Brien

Consultant: Keith Morris

CALL MEETING TO ORDER- 7:00 P.M.

Chairman Art Christian called the meeting to order at 7:00 P.M. Consultant Morris read the agenda.

PARKS SUPERINTENDENT REPORT:

Parks Superintendent Tom O'Brien presented his report to the Commission. No major trees came down during the recent storm events however there was some erosion in the beach area. The garden club has offered to propose plantings in the beach area to help prevent erosion. Once they have submitted their recommendations Mr. O'Brien shall forward them to Consultant Morris who will pass them along to the Commission for their review and comments. Water is currently approximately 4" over the outlet pipe in White's Pond. Mr. O'Brien is also checking into a volunteer program from CT DEEP for collecting water quality information on the State's lakes and thought it might be helpful to collect data for White's Pond. He will pass information along as soon as it becomes available. A discussion followed on geese that have been visiting White's Pond and their affect on water quality.

PUBLIC HEARING CONT. (7:30 P.M.):

Permit# 1691 – Custom Homes Development LLC (applicant) – 7-Lot Subdivision – Fiddlehead Place. This property is located on the south side of Fiddlehead Place. Assessor's Map 26H, Block 34, Lot 5.

Chairman Christian declared the public hearing open.

Consultant Morris updated the Commission on this application. The public hearing was continued from July 27, 2021 so that Commissioners could visit the site. He relayed comments received from the site inspections to the applicant. These include potential erosion issues on lot 7 during development and questions on the existing stormwater system for Fiddlehead Place and whether it could handle the additional runoff from the proposed development.

In response to these concerns the project engineer, T J Baressi, submitted additional information to the Commission. Consultant Morris stated that each Commissioner has a copy of his response along with recommendations from Consultant Morris should the application be approved. Mr. Morris also recommended a deed restriction be put on lot 7 regarding future work within the

upland review area and wetlands and also suggested that a planting plan be requested for further protection of the wetland area.

T. J. Barresi of Barresi Associates LLC presented the new information to the Commission. Additional erosion controls have been put on the plan for lot 7 including erosion control matting on the proposed slope along with a yard drain to at the toe of slope adjacent to lot 6 to pick up any groundwater seepage that may occur. A discussion on drainage and the conservation easement on lot 7 followed. Consultant Morris recommended that these concerns be passed on to the Planning and Zoning Commission who has jurisdiction over these issues.

Chairman Christian opened up the meeting to the public however there were no comments.

He then poled the Commission. There were no further comments. Vice Chairman Neilson made a motion, seconded by Commissioner Wilcox, to close the public hearing. The motion was carried unanimously. The public hearing was closed at 7:37 P.M.

After a brief discussion, Vice Chairman Neilson made a motion, seconded by Commissioner Wilcox, to approve the application of Custom Homes Development LLC, for the construction of seven (7) single family homes on Fiddlehead Place with the following conditions:

Suffield Conservation Commission stipulations 1-11 shall apply.

12) A preconstruction meeting shall be held on site after soil and erosion controls have been installed and the wetland boundary reflagged. The meeting shall be attended by the Commission members and/or their consultant, the applicant, and the site contractor. A sign in sheet shall be made available in order to obtain all pertinent contact information of attendees.

13) If approved by the Suffield Planning and Zoning Commission, the applicant shall submit a final set of plans to the Suffield Conservation Commission with the SCC approval letter on the front cover of the plans.

14) Lot 7 shall have placards placed along the boundary of the conservation easement to further identify the area. A deed restriction will be required for lot 7 to further protect the wetland and upland review areas and is contingent upon review and approval from Town Counsel.

15) Prior to construction, final plans for lot 7 shall be approved by the Commission and/or their agent. The plan shall include detailed erosion and sedimentation controls given the steep slopes down to the wetland area and also a planting plan along the conservation easement boundary.

The Conservation Commission is requesting that the Town Engineer review the drainage calculations in detail during the Planning and Zoning application process to insure that the existing stormwater system can handle additional runoff from the proposed development.

The Commission has on record a report from the Town Engineer regarding the proposed storm water drainage system as it pertains to potential wetland impacts, a report from Professional Soil Scientist George Logan regarding the wetlands on site, and a sewer capacity letter from the Suffield WPCA dated April 9, 2021.

This property is located on the south side of Fiddlehead Place. Assessor's Map 26H, Block 34, Lot 5. This permit is granted in a Declaratory Ruling as there is no work proposed within the upland review or wetland areas and therefore it is the Commission's opinion that the

work will not have a negative impact on regulated areas... This permit shall expire on August 24, 2026. The applicant has paid a filing fee of \$ 585.00.

Plan of record is entitled "Griffin Orchards", dated June 14, 2021, sheets 1 – 11, by Barresi Associates LLC.

The motion was carried unanimously.

PUBLIC COMMENT:

None

CONSULTANT'S REPORT:

Consultant Morris updated the Commission regarding erosion control issues on Metacomet Lane. A discussion followed on bonding for erosion control measures on larger developments and what authority the Commission would have. Consultant Morris will contact Town Counsel and the Town Planner to discuss further.

APPROVAL OF MINUTES FROM THE JULY 27, 2021 MEETING OF THE COMMISSION

Vice Chairman Neilson made a motion, seconded by Commissioner Wilcox, to approve the minutes as written. The motion carried unanimously.

ADJOURNMENT

Vice Chairman Neilson made a motion to adjourn the meeting, seconded by Commissioner Noble. The motion was carried unanimously. The meeting was adjourned at 7:50 P.M.

Respectfully submitted by
Norm John Noble
Recording Secretary