

Issued: 1/16/2024

**TOWN PLAN AND ZONING COMMISSION /
INLAND WETLANDS AND WATERCOURSES AGENCY
SPECIAL MEETING
WEDNESDAY, JANUARY 17, 2024
LEGISLATIVE CHAMBER, ROOM 314
TOWN HALL, WEST HARTFORD, CT 06107**

AGENDA

CALL TO ORDER/ROLL CALL: 7:00 P.M.

EXECUTIVE SESSION:

1. Executive Session pursuant to section 1-200(6)(E) of the Connecticut General Statutes regarding discussion of an Attorney-Client Privileged and Confidential Legal Memorandum regarding IWWA #1203 and the Intervenor Petition.

OLD BUSINESS:

2. **1700 Asylum Avenue** – Intervener Petition: Christine Feely, Jessica Rubin and Gary Schulman.
 - [Petition](#)
3. **1700 Asylum Avenue** – [Application](#) (IWW #1203) of WEHA Development Group East, LLC, requesting approval of an Inland Wetlands and Watercourses Permit to conduct certain regulated activities, which may have an adverse impact on a wetlands regulated area. The applicant proposes the construction of four (4) multi-story residential buildings with related residential amenities, in addition to drainage, landscaping, parking and associated site improvements. Work is proposed within the 150 ft. upland review area and includes direct wetlands and watercourses impacts. (Application determined potentially significant on July 10, 2023 and set for public hearing on Wednesday, September 6, 2023 and was opened and immediately continued to October 2, 2023, continued again to October 23, 2023, then again to November 6, 2023. On November 29, 2023, public hearing testimony began and the hearing was continued to December 11, 2023 and again to December 13, 2023. Public hearing testimony concluded and the hearing closed on December 13, 2023. Deliberation and vote originally scheduled for January 3, 2024 was postponed to the January 17, 2023 Special Meeting)

[Final Plans And Updated Information as of 12/13/23:](#)

- [Tree Inventory](#) – 12.3.23
- [Comparison Plan](#) – 12.8.23
- [Stormwater Report](#) – 12.8.23
- [Land Stewardship Plan](#) – 12.8.23
- [Applicant Outreach Letter](#) -12.11.23
- [Applicant Presentation](#) – 12.11.23
- [Plan Set 1 of 2](#) – 12.11.23
- [Plan Set 2 of 2](#) – 12.11.23
- [Public Comments](#) – 12.13.23
- [Site Plan Colorized](#) – 12.13.23
- [Wetlands Assessment Report Part 1](#) – 12.13.23
- [Wetlands Assessment Report Part 2](#) – 12.13.23
- [Existing Pavement Exhibit](#) – 12.13.23
- [Staff Comments](#) – 12.13.23
- [Conservation Easement](#) – 12.13.23
- [Impervious Area Reduction Plan](#) – 12.13.23
- [Response to Staff Comments](#) – 12.13.23
- [Applicant Public Hearing Presentation](#) – 12.13.23

Past Revisions and Supporting Documentation Listed Below

- [Plan Set 1 of 2](#) 11.20.23
- [Plan Set 2 of 2](#) 11.20.23
- [Response to Staff Comments – 11-17-23](#)
- [Stormwater Report – 11-21-23](#)
- [Wetland Assessment Report – 11.20-23](#)
- [Staff Comments – 11.16.23](#)
- [Comparison Plan](#)
- [Land Stewardship/ Management Plan – 11.17.23](#)
- [Earthwork Exhibit – 11.20.23](#)
- [Wetland Impact Exhibit – 11.20.23](#)
- [Tree Removal Exhibit & Inventory - 11-20-23](#)
- [DEEP Reporting Form](#)
- [Special Flood Area Application](#)

Plans and Supporting Documentation as of 11/9/23:

- [Plan Set 1 of 2 – 10.23.23](#)
- [Plan Set 2 of 2 – 10.23.23](#)
- [Response to Staff Comments – 10.23.23](#)
- [Stormwater Report – 10.23.23](#)
- [Wetland Assessment Report – 10.23.23](#)
- [Staff Comments – 11.16.23](#)
- [Land Stewardship/ Management Plan – 10.23.23](#)
- [Neighborhood Outreach Description – 10.23.23](#)
- [Earthwork Exhibit – 11.3.23](#)
- [Wetland Impact Exhibit – 11.3.23](#)

Revised Plans, Supporting Documentation and Staff Comments from 8/7/23 to 9/22/23:

- [Staff Comments](#) 8.7.23
- [Response to Staff Comments](#) 8.22.23
- [Stormwater Report](#) – 8.21.23
- [FEMA SFHA Comps](#) 8.16.23
- [Earthwork Plan](#) 8.25.23
- [DEEP Reporting Form](#) - 8.22.23
- [Plan Set 1 of 2](#) - 8.21.23
- [Plan Set 2 of 2](#) - 8-21-23
- [Comparison Plan](#) – 8.22.23
- [Staff Comments through](#) 9.22.23

Plans, Supporting Documentation and Staff Comments from Original Submission:

- [Narrative](#)
- [Stormwater Report](#)
- [Wetlands Delineation Report](#)
- [Response to Staff Comments from Previous application.](#)
- [Staff Comments](#) 7.18.23
- [DEEP Reporting Form](#)
- [Plan Set 1 of 2](#)
- [Plan Set 2 of 2](#)
- [Wetlands Assessment Report](#)
- [Neighborhood Outreach](#)

REMINDER OF FUTURE TPZ REGULAR AND SPECIAL MEETINGS:

- TPZ Regular Meeting, February 5, 2024 @ 7:00 P.M.

Anyone requiring auxiliary aid or service for effective communication or modification of policies or procedures to participate in a meeting, service, program or activity of the Town of West Hartford, should contact Suzanne Oslander, ADA Coordinator, at suzanneo@westhartfordct.gov or (860) 561-7580, as soon as possible, preferably seven days beforehand.