

UNAPPROVED

Inland Wetlands & Watercourses Commission - Public Meeting , May 18, 2011

The Inland Wetlands & Watercourses Commission held a Public Meeting on Wednesday May 18, 2010 at 7:30 P.M. in the Town Council Chambers, Town Hall, 505 Silas Deane Highway, Wethersfield, CT 06109.

Members Present:

Louis Sanzaro, Chairman
Brent M. Owen, Vice Chairman
David Ambrose
Lawrence Buck
Joe Hallisey
Robert Cobb
Shanelle Dattilo
Mark Console
Matthew Zagaja

Also Present:

Don Moisa, Wetlands Agent

Five (5) persons in the audience

Chairman Sanzaro opened the meeting at 7:30 p.m.

GENERAL COMMENTS

No comments.

PRESENTATION OF A PLAQUE TO PAST CHAIRMAN ANTONIO MARGIOTTA

Chairman Sanzaro honored and thanked past Chairman Antonio Margiotta for his years of service on the Commission.

PUBLIC MEETING

Application No. 608-11 100 Great Meadow Rd. Associates, Land of 100 Great Meadow Road Associates Parcel No. 286-001

Application for site work related to a full service kitchen addition, seasonal bar and outdoor seating within a regulated area.

Attorney Dan Logan representing the applicant explained that they are seeking to have a restaurant built on the first floor and to create an outdoor patio and dining area.

Since they are in a regulated area they have attempted to make each feature have as little an impact as possible.

Kevin Johnson LA of Close, Jensen & Miller explained there would be seating for approximately 100 patrons and a seasonal outdoor mobile bar.

The bar would require underground water, electric and sanitary hookups. Due to the elevation the bar would require a grinder pump and a sanitary force main to hook into the existing sanitary system.

The most direct access for wait staff and interior patrons to the outside seating area would be through the rear of the structure on to new concrete stairs and a new handicap ramp system.

There would be some regrading of the gravel fire lane and access drive, a cut and fill analysis calculation had been done resulting in 68 Cu. Yd.s of cut, so there would be no loss of flood storage.

Erosion control for the project would be silt fence backed up by hay bales, silt sack in the catch basins, and a construction entrance.

An application will be submitted to Conn. DEP.

Commissioners questioned if fire dept. emergency access would be maintained, clarification on the removal of unsuitable material note on the plan, and if toilet, hand washing and handicap access had been discussed with the health dept.

Motion by Commissioner Ambrose to approve seconded by Commissioner Buck

All voted in favor, motion passed.

For the record Commissioner David Ambrose excused himself from the meeting at 7:45

Application No.609-11, David C. Ambrose & David D. Ambrose, Land of David D. Ambrose, 1-3 Wells Rd., Parcel No. 224-012 Application for an above ground fuel tank for construction vehicles, within a regulated area.

Kevin Johnson LA from Close Jensen& Miller represented the applicant.

Mr. Johnson gave an overview of the site and explained the application to place a new 2000 gal above ground fuel storage within the 100 Yr Flood Zone.

The new fuel tank would be 5.5' high, 8' wide, 11' in length of steel construction encased in a 6" thick concrete vault set on concrete pads above grade.

Mr. Johnson presented a cross section view of the tank indicating the top of the tank would be 2'-4" above the 100 Yr. Flood Level.

Commissioners questioned if the tank would float if near empty during a 100Yr. Flood.

Mr. Johnson explained that the manufacturer indicated that the tank would not float.

Motion by Commissioner Hallisey seconded by Commissioner Console to approve.

All voted in favor, motion passed.

GENERAL BUSINESS

1. Approval of Minutes- April 20, 2011 Meeting
(DA, LB, RC, JH, SD, MZ) Motion by Commissioner Buck seconded by Commissioner Hallisey to approve.
All Commissioners present voted in favor.
Motion Passed
2. Correspondence (No Action Required)
 - a. Notification from the Town of Newington of a proposed 71 lot subdivision and proposed map amendment by Toll Brothers on Russell Rd.
 - b. "The Habitat" newsletter.
 - c. "The Torrent" newsletter

Vice Chairman Owen presented information from Land Use Academy (March 12, 2011) and Low Impact Development (May 12, 2011) seminars, which he attended.

ADJOURNMENT

Chairman Sanzaro adjourned the meeting at 7:57 pm

I hereby certify that the above is a true copy of the minutes approved by the Inland Wetlands & Watercourses Commission.

Don Moisa, Wetlands Agent

Date