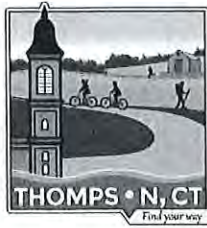


INLAND WETLANDS COMMISSION
TUESDAY, January 10, 2023
ZOOM Meeting

- A) Call to Order & Roll Call
- B) Appointment of Alternates

Agenda Item C.a.
Action on Minutes of Previous Meeting
Minutes of December 13, 2022



**TOWN OF
THOMPSON**
Inland Wetlands Commission
815 Riverside Drive, P.O. Box 899
North Grosvenordale, CT 06255
Phone: 860-923-1852, Ext. 1
Email: wetlands@thompsonct.org
Web: <https://www.thompsonct.org/>

RECEIVED
TOWN OF THOMPSON, CT.
2022 DEC 15 P 4: 20
Maip Ligon
TOWN CLERK, C.S. 1

MEETING MINUTES: Tuesday, December 13, 2022, 7:00PM

Via ZOOM Online Meeting Portal

- A) The meeting was called to order at 7:00 PM by Chairman George O'Neil who announced the protocols for conducting the online meeting.

Members and staff present: George O'Neil (Chairman), Charlie Obert (Vice Chairman), Diane Chapin (Commissioner) Fran Morano (Commissioner), Marla Butts (Wetlands Agent), Gloria Harvey (Recording Secretary), Amy St. Onge (First Selectman)

Members of the public: Deb Kennett, Kevin Calabro, Roberta and Doug Gray, Jason St. Onge and others.

- B) Appointment of Alternates-None
C) Action on Minutes of Previous Meetings
a) Minutes of November 8, 2022

The Minutes of November 8, 2022 were unanimously accepted as presented.

- D) Citizens Comments on Agenda Items-None
E) Applications
a) Old Applications - None
b) New Applications

1. **WAA22029**, Gary Rawson, 0 Logee Road (Assessor's map 141, block 17, lot 184R), construct a new single-family home in a 100-foot upland review area for Quaddick Reservoir, stamped received 11/16/22.

Marla stated this application required review from NDDH and is currently on hold pending NDDH approval of the septic system. Once approval is received Marla will issue a Wetlands Agent Approval because there is only work in the 100-foot upland review area. Charlie Obert commented on the water table in the area and Marla replied that the septic system is not in the upland review area, just the house, driveway and well are. The septic system is across the street. She will send Charlie Obert the PDF plan via email for his review. No action is required by the Commission at this time.

2. **WAA22030**, Gary Rawson, 0 Logee Point Road, (Assessor's map 141, block 17, lot 184I), construct a new single-family home in a 100-foot upland review area for Quaddick Reservoir, stamped received 11/16/22.

This property is located at the intersection of Logee Road and Logee Point Road. The septic system is in front of the house. Water will be coming from across the street from Logee Road. Marla is waiting for NDDH approval of the septic system before issuing a Wetlands Agent Approval because it is located within 100 feet of the reservoir. No action is required by the Commission at this time.

3. **WAA22032**, Meagan Cleary, 175 Hill Road, (Assessor's map 128, block 14, lot 4H), construct a new single-family home, driveway and septic system parts of which are in a 100-foot upland review area, stamped received 11/23/22, issued 12/1/22, Legal notice to be published 12/9/22, end of appeal period 12/24/22.

This property is located on a large track of land with one house on it and according to the Zoning Regulations a second home on the same lot is permitted, therefore there are three homes on two lots. These properties are serviced by a shared driveway. The applicant hired Margaret Washburn to review the wetlands delineation area. The home that is being constructed has already received NDDH approval for the septic design. Marla issued a Wetland Agents Approval on 12/1. There is no action required by the Commission at this time.

4. **WAA22033**-Spicer Plus, Inc, 0 Reardon Road, (Assessor's map 65, block 101, lot 6D), construct propane filling station in 100-foot upland review area, stamp received 11/23/22. Under review.

Initially this application came in as Spicer Gas and after Marla's research it was confirmed that the applicant is Spicer Plus, Inc., and Jon Holstein has been authorized by the President and Manager to represent and act for Spicer Plus, Inc. This application stated the work would be done in two phases so Marla contacted the engineer and Jon Holstein for clarification and they confirmed the applicant is proposing to construct a propane filling station, two tanks in the propane filling area, a driveway, a storm water basin and a propane tank area with safety and security system. In Phase 1, they want to install one tank and a security system. In Phase 2 they want to construct an office building, a second propane tank, septic system, well and parking lot. Because a portion of this property is in the Conservation Easement area, which covers all the wetlands on this lot, Marla sent a request to Dan Malo, Conservation Agent, asking for his comments on this proposal and its potential effects on the Conservation Easement area. The engineer, Daniel Blanchette, asked for clarification on the Spicer Gas project and if the PZC could vote to approve a project prior to approval by the IWC and Marla, after review of the zoning regulations and statutes, replied that she has found no prohibition for the PZC to act before a decision is made on Wetlands Agent Approval of Application WAA22033. Therefore, before Marla issues a Wetlands Agent Approval she needs comments from the Conservation Agent. She has received confirmation from Lawrence C. Chesler, the corporate president and agent for service at Spicer Gas Plus, Inc., that Jon Holstein is authorized to act for Spicer Plus, Inc. on these issues. Daniel Blanchette informed Marla that the applicant now wants to move forward with the entire project and she is waiting to hear back from the PZC decision, Conservation, and NDDH approval for the septic system before issuing Wetlands Agent Approval. This application is under review.

c) Applications Received After Agenda was Published - None

F) Permit Extensions / Changes - None

G) Violations & Pending Enforcement Actions

- a) **Notice of Permit Violation VIOL21036**, Permit IWA20022, Marc Baer, 1227 Thompson Rd (Assessor's map 116, block 24, lot 10), grades not as authorized in modified plan approved by the Commission on February 9, 2021 – Marla spoke to Mr. Baer who is in the process of looking for a builder for his home and a new site contractor. There is no adverse impact on the Hager's property at this time. This violation is on hold until construction on this house begins.
- b) **Notice of Violation VIOL22008**, Rodney Lamay, 0 Quaddick Town Farm Road (Assessor's map

160, block 11, lot 15), unauthorized clearing, cutting & grading in wetlands, issued by Acting Wetland Agent 3/21/2022 – The status is pending. Dan Malo and Marla scheduled a site visit, however, it was put off due to the illness of the engineer. They will schedule another site visit and will get out there after the snow is gone.

Notice of Violation VIOL22031, Douglas and Roberta Gray, 0 New Road, (Assessors map 154, block 3, lot2J), watercourse alternative causing flooding, issued 11/23/22. Discussion and possible solutions were discussed regarding the drainage issues on New Road. Notice of Violation was issued because further grading would completely remove the alternative to restore the flow line, and they shouldn't do any grading work except to restore the site. Marla also asked them to attend the next IWC meeting and if they couldn't she asked them to contact her to discuss drainage issues on their property. She also mentioned that if they fail to comply, it would result in a Cease and Desist. Marla is trying to set up another meeting between Norm Thibeault, the engineer who designed the septic system, and Mr. Calabro. The first meeting was cancelled because Mr. Thibeault was ill. Norm Thibeault told Marla that he had an as built drawing showing the underdrain for Mr. Calabro's septic system and it has not been received, as of this date. In a discussion with Mr. Calabro, he agreed to have Mr. Thibeault investigate several issues Marla had including where is the under drain for the septic system, suggestions he might have to prevent the watercourse that is coming down the hill and breaching into Mr. Calabro's property and identify if the access way from Mr. Calabro's driveway to New Road would be adequate to provide an open channel to New Road. Marla and Commissioner Chapin visited the site and noticed a heavier flow from the watercourse at the top of the hill, and water was draining down Mr. Calabro's driveway into New Road and into the back property of the Kennett's eroding a little rill into the ditch that runs along the Gray's driveway. Roberta and Doug Gray, 131 New Road, Thompson, CT asked for clarification on what determines a watercourse. She commented on several water issues on her property, flooding, recommended addressing the source of the water issue, and they do not want to be burdened with the artesian water especially because it has contamination from manure issues. At the request of Commissioner O'Neil, Marla gave the definition of a watercourse as stated in the regulations. She stated that wetlands are different than watercourses and are defined by soil types. Commissioner Obert commented on jurisdictional guidance stating that we are unable to solve the problem without the right help. Mrs. Gray said they would like to see Mr. Calabro handle the proper disbursement of the artesian water either by digging a trench on the side of his driveway and removing the pipe that is under his driveway that is dispensing water onto the neighboring property. Mrs. Gray proposed that on the 16 acres up and behind their property, create a trenching that would redirect the water instead of having it come down into the lower properties and direct it off toward the Gray's manmade pond. Amy St. Onge, First Selectman, asked if the drainpipe under the driveway discharging water was installed when the neighboring property was vacant is a violation if it was intentionally diverted onto another person's property and affecting other homes? She said the Gray's were trying to prevent something that shouldn't have happened. She also stated that the Attorney said this is more of a civil matter but asked that we do our best to help the residents of this town the best that we can. Kevin Calabro commented he has no problem putting water down the side of his driveway. Deb Kennett, 119 New Road, Thompson stated she is not happy about water flowing in her back yard and the temporary drainage is getting wider and starting to flow onto her property. She is concerned that it will continue to spread. Commissioner O'Neil asked Marla what the next step would be, and she replied that the engineer would have to inspect and see what is needed. Marla will touch base with Norm Thibeault and Kevin Calabro to arrange for another site visit to ensure the engineer understands what the concerns are and provide information. Commissioner O'Neil stated that we get the inspection, get the recommendations for the next meeting or sooner and

find a remedy that will address the immediate source of this issue.

H) Other Business

a) Update on Proposed Revisions to Zoning Regulations

The Planning and Zoning Commission closed the Public Hearing on the proposed zoning regulation changes and will render their decision at their 12/19/22 regular meeting.

b) Update on Proposed Subdivision Regulations

The Planning and Zoning Commission is holding off on the Subdivision Regulations until the amendments to the Zoning Regulations are in place. The subcommittee on Subdivision Regulations still needs one more meeting, and Marla is still going through the Subdivision Regulations to bring to the meeting in January.

c) FY23 Budget

The town is currently using Clear Go for budgeting. Marla sent a copy of this fiscal year's budget to the Commissioners. She expressed concern over budget planning for the FY23-24 budget and reminded them of the need to find a replacement for her. She also suggested they consider an increase in salary for the Wetlands Agent, and an increase in hours in order to find someone to do the job. The proposed FY23-24 budget needs to be voted on at the January meeting and suggested a special in person meeting be held to discuss the proposed budget. George O'Neil asked Marla to find out what date would work best for everyone for this special meeting. Marla spoke with Dan Malo who suggested CCM might have a listing of what Wetlands Agents are earning across the state and Marla will look into it.

I) Citizen's Comments - None

J) Reports

a) Budget & Expenditures

Commissioner Chapin reported available budget from July 1, 2022 to December 15, 2022 is \$17,111.68, and the IWC has expended 37.6% of their budget.

b) Wetlands Agent Report

Update – Marla is reviewing the current version of the draft subdivision regulations amendments and has begun working on drafting IWC regulation amendments relating to fees after researching fees paid throughout the state. She is in the process of developing an Excel spreadsheet identifying the processing costs associated with the various types of applications and petitions to propose a fee schedule that complies with Conn. Gen. Stat. 22a-42a(3). Marla recommended the IWC direct her to draft revisions that remove the “conceptual subdivision” application from the regulations for proposed subdivisions containing wetlands / watercourses and individual permit or jurisdictional ruling be required, with an added provision that no portion of the permit is transferrable. Due to limited file space, Marla will submit a records disposal request and finish the disposal of the pre-1990 permit files.

Inspections/Followup Actions – 73 Laporte Road – Marla inspected this property on 12/16/22 and determined a small watercourse and possible inland wetlands exist within 100 feet of the proposed garage and she informed Mr. Mayo, the property owner, that a site plan with wetlands delineated by a qualified soil scientist with proposed and existing grades would have to be submitted to determine the extent of regulated activities and requested a hold on the building permit application until a site plan is submitted for review and regulatory determination.

Building Permits – Eight building permits were reviewed.

Miscellaneous – The recording secretary is in the process of downloading all IWC Zoom meeting recordings beginning in May 2020 onto a 64 GB flash drive purchased by the Wetlands Office for maintenance under FOIA. The 2021 & 2022 Zoom recordings are completed.

Purchase Requisitions – Office supplies and legal notice for Stonebridge Press Newspaper

K) Correspondence – None

L) Signing of Mylars-None

M) Comments by Commissioners

Charlie Obert-Volunteered to visit the site of the former Boy Scott property with Marla which is being taken over by Windham Land Trust by the end of the year, as well as the New Road site.

Diane Chapin-said she will retire when Marla retires

George O'Neil thanked everyone for their cooperation and recommendations to solve water drainage issues on New Road.

N) Adjournment

At 8.48PM after completion of the agenda, Charlie Obert made a motion to adjourn the meeting. The motion was seconded by Fran Morano. **The motion was unanimously APPROVED.**

To see/hear the entire meeting via ZOOM, copy and paste the following link into your search bar:

<https://us02web.zoom.us/j/8vNf3Q73rREt6edNFqM8U-Ts9oOf2sr8nMZCgjj-ir6Q2lg0PRco1z039NJAt1NI.q3XugvKemZO4PxI9>

Passcode: @bDQ9JaD

Respectfully submitted, Gloria Harvey, Recording Secretary

Gloria Harvey

Agenda Item D.
Citizens Comments on Agenda Items

Agenda Item E.a) 1. Old Applications

WAA22029, Gary Rawson, 0 Logee Road (Assessor's map 141, block 17, lot 184R), construct a new single-family home in a 100-foot upland review area for Quaddick Reservoir, stamped received 11/16/22, awaiting NDDH approval.

Agenda Item E.a) 2. Old Applications

WAA22030, Gary Rawson, 0 Logee Point Road, (Assessor's map 141, block 17, lot 184I), construct a new single-family home in a 100-foot upland review area for Quaddick Reservoir, stamped received 11/16/22, awaiting NDDH approval.

PERC TEST RESULTS

OBSERVED BY: STEVEN KNAUF
DATE: 10/19/22

TIME	READING
10:23	5 3/4"
10:29	8 1/2"
10:35	10 1/2"
10:41	11 3/8"
10:49	13"
10:55	DRY
DEPTH: 30"	
RATE: 4.9 MIN/IN	

TEST PIT RESULTS

OBSERVED BY: STEVEN KNAUF
DATE: 10/19/22

PIT NO. 1P

0" - 9" TOPSOIL
9 - 28" TAN SANDY LOAM, STONES
28 - 84" GREY BROWN SAND & COBBLES

MOTTLING: N/A
GROUND WATER: N/A
LEDGE: N/A
ROOTS: N/A
RESTRICTIVE: N/A

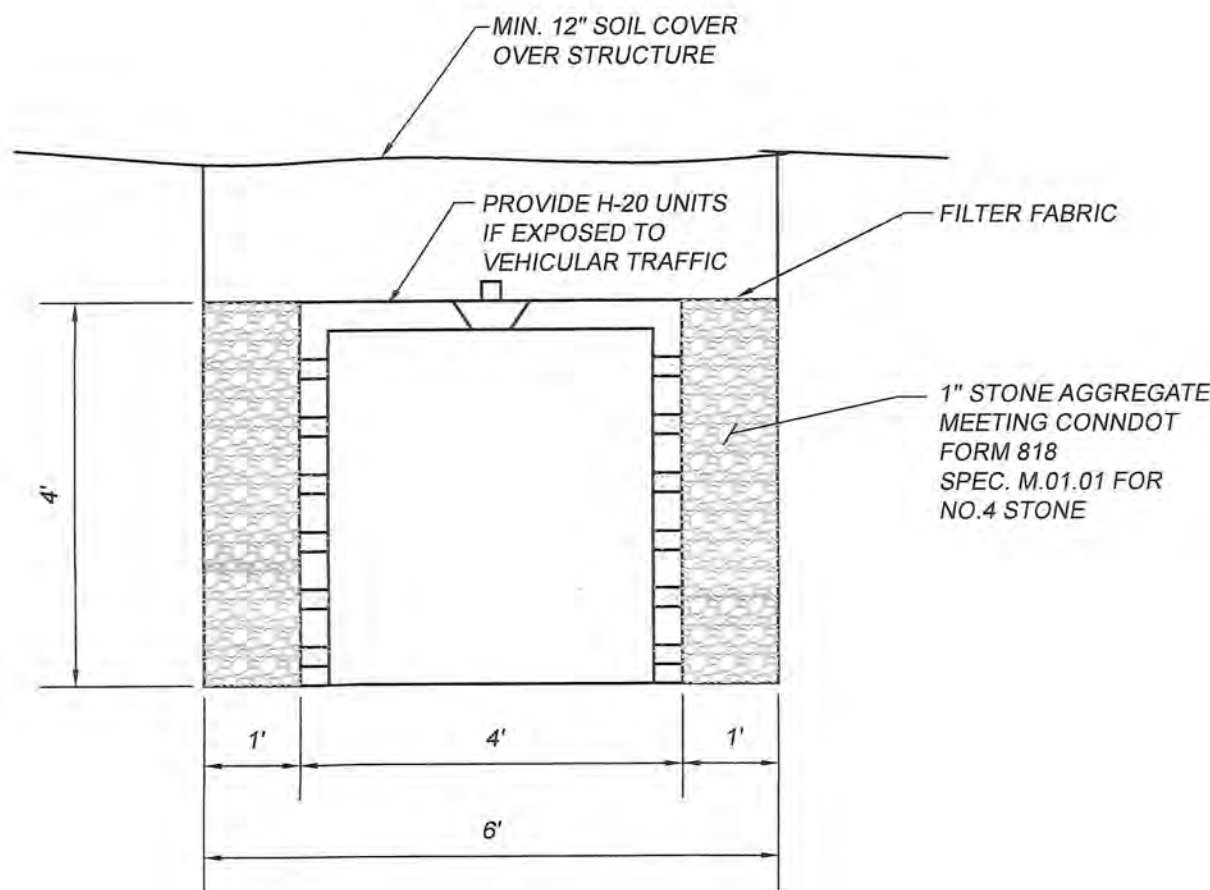
TEST PIT RESULTS

OBSERVED BY: STEVEN KNAUF
DATE: 11/01/22

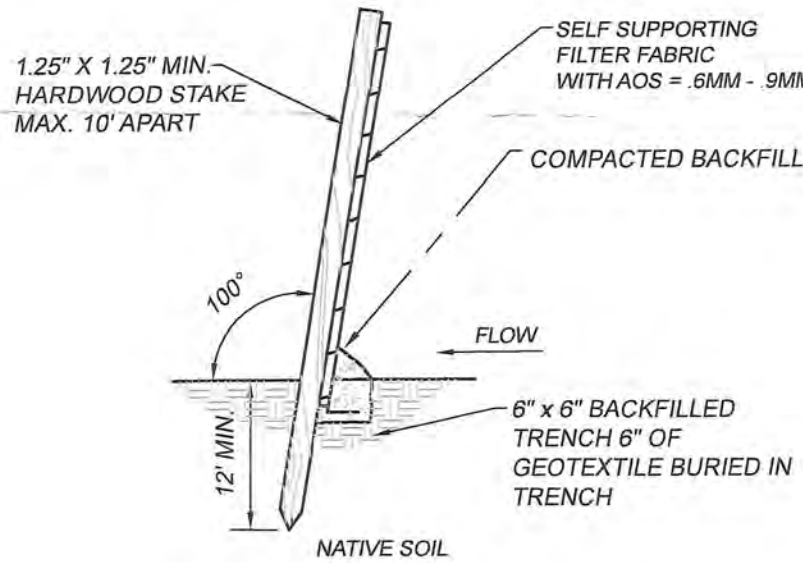
PIT NO. 1R

0" - 6" FILL
6 - 10" TOPSOIL
10-52" YELLOW BROWN SANDY LOAM
52 - 83" TIGHT SAND & GRAVEL, ROCKS

MOTTLING: N/A
GROUND WATER: N/A
LEDGE: N/A
ROOTS: 48"
RESTRICTIVE: N/A



PRECAST CONCRETE LEACHING GALLERY DETAIL
NOT TO SCALE



SILT FENCE INSTALLATION
NOT TO SCALE

SURVEY NOTES:

1. THIS MAP HAS BEEN PREPARED PURSUANT TO THE REGULATIONS OF CONNECTICUT STATE AGENCIES SECTIONS 20-300b-1 THROUGH 20-300b-20 AND THE "STANDARD FOR SURVEYS AND MAPS IN THE STATE OF CONNECTICUT" AS ADOPTED BY THE CONNECTICUT ASSOCIATION OF LAND SURVEYORS, INC. ON SEPTEMBER 26, 1996.

THE SURVEY TYPE IS TOPOGRAPHIC, PERFORMED IN JULY 2022, AND IS INTENDED TO BE USED FOR THE DESIGN OF AN ENGINEERED SEPTIC SYSTEM.

PROPERTY LINES DO NOT EXPRESS A BOUNDARY OPINION.
HORIZONTAL ACCURACY: CLASS B, EXCEPT LOT AND LEASE LINES WHICH ARE CLASS D
TOPOGRAPHIC ACCURACY: CLASS T-2

THIS MAP WAS PREPARED FROM RECORD RESEARCH, OTHER MAPS, LIMITED FIELD MEASUREMENTS AND OTHER SOURCES. IT IS NOT TO BE CONSTRUED AS A PROPERTY/BOUNDARY OR LIMITED PROPERTY/BOUNDARY SURVEY AND IS SUBJECT TO SUCH FACTS AS SAID SURVEYS MAY DISCLOSE.

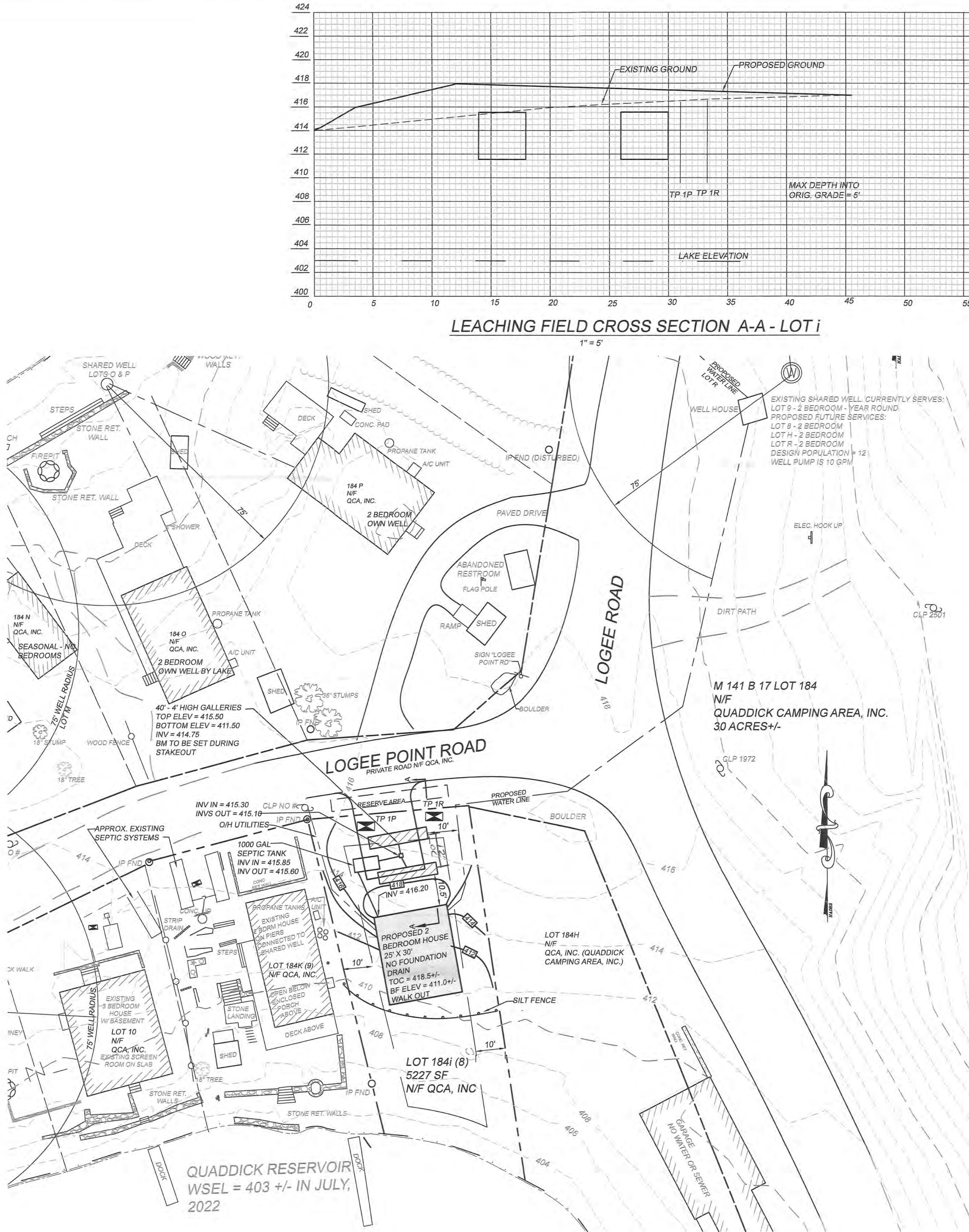
2. TEST PIT AND PERC TEST LOCATIONS HAVE BEEN COMPILED, IN PART, BASED UPON INFORMATION FURNISHED BY OTHERS. THIS INFORMATION IS TO BE CONSIDERED APPROXIMATE AND J & D CIVIL ENGINEERS DOES NOT TAKE RESPONSIBILITY FOR SUBSEQUENT ERRORS OR OMISSIONS WHICH MAY HAVE BEEN INCORPORATED INTO THIS PLAN AS A RESULT.

3. REFERENCE PLAN: PLAT NO. 2 PLAN OF LOTS LAID OUT FOR RICHARD A. RAWSON AT QUADIC RESERVOIR (TOWN OF THOMPSON) BY WILLIAM W. PIKE, SURVEYOR, AUG. 1961.

TO MY KNOWLEDGE AND BELIEF, THIS MAP IS SUBSTANTIALLY CORRECT AS NOTED HEREON.

DENNIS R. BLANCHETTE
DATE: 12/07/22
LICENSE NUMBER: 12107

THIS MAP IS NOT VALID WITHOUT A LIVE SIGNATURE
© 2022 J&D CIVIL ENGINEERS, LLC



LEACHING FIELD CROSS SECTION A-A - LOT 1

SEPTIC SYSTEM DESIGN CRITERIA

NUMBER OF BEDROOMS: 2

SEPTIC TANK: 1000 GALLON

PERC RATE: 4.9 MINS/INCH

MOTTLING: N/A; LEDGE: N/A; WATER: N/A; RL: N/A

LEACHING AREA REQUIRED: 375 SQUARE FEET

LEACHING AREA PROVIDED: 40' OF 4' HIGH GALLERIES @ 9.2 SF/LF = 368 SF

MLSS: N/A

SPECIFICATIONS

SEPTIC SYSTEM INSTALLATION SHALL BE IN ACCORDANCE WITH THE "CONNECTICUT PUBLIC HEALTH CODE REGULATIONS AND TECHNICAL STANDARDS FOR SUBSURFACE SEWAGE DISPOSAL SYSTEMS".

THE BUILDING, SEPTIC SYSTEM, AND WELL SHALL BE ACCURATELY STAKED IN THE FIELD BY A LICENSED SURVEYOR OR ENGINEER PRIOR TO CONSTRUCTION.

ALL PRECAST STRUCTURES SUCH AS SEPTIC TANKS AND DISTRIBUTION BOXES SHALL BE SET LEVEL ON SIX INCHES OF COMPACTED GRAVEL BASE.

SEPTIC TANK: TWO-COMPARTMENT TANK WITH OUTLET FILTER. INSTALL RISERS OVER TANK CLEANOUTS IF COVER OVER TANK EXCEEDS 1'.

DISTRIBUTION BOXES: 4 HOLE D-BOXES

HOUSE, EFFLUENT AND "TIGHT PIPE" FOR DRAIN OUTLETS: 4" PVC SCHEDULE 40, ASTM D 1785 OR ASTM D 2685 WITH RUBBER COMPRESSION GASKET ASTM D 3139 OR SOLVENT WELD COUPLINGS.

DISTRIBUTION: 4' HIGH CONCRETE GALLERIES

POLYLOK PIPE SEAL AS MANUFACTURED BY SUPERIOR SEPTIC TANKS (OR EQUAL) SHALL BE USED TO SEAL SEPTIC TANK AND D-BOX INLETS AND OUTLETS. BOTTOM OF TRENCHES TO BE LEVEL.

TOPSOIL SHALL BE STRIPPED IN AREA OF LEACH FIELD AND THE SUBSOIL SCARIFIED PRIOR TO PLACEMENT OF SELECT SEPTIC FILL.

ALL SELECT FILL SHALL BE CLEAN BANK RUN GRAVEL, MEETING THE FOLLOWING REQUIREMENTS OF THE CT DEPT. OF PUBLIC HEALTH:

MAX. PERCENT GRAVEL (PLUS NO. 4 SIEVE MATERIAL) - 45%

SIEVE	DRY PERCENT PASSING	WET PERCENT PASSING
NO. 4	100	100
NO. 10	70-100	70-100
NO. 40	10-75	10-50
NO. 100	0-5	0-20
NO. 200	0-2.5	0-5

* PERCENT PASSING THE #40 SIEVE CAN BE INCREASED TO NO GREATER THAN 75% IF THE PERCENT PASSING THE #100 SIEVE DOES NOT EXCEED 10% AND THE #200 SIEVE DOES NOT EXCEED 5%.

SELECT FILL MUST PERC AT A RATE EQUAL TO OR FASTER THAN THE UNDERLYING SOIL.

THIS DESIGN IS BASED ON TEST PIT INFORMATION RECORDED BY NDDH. J & D HAS MADE NO INDEPENDENT INVESTIGATION OF SOIL CONDITIONS. THE CONTRACTOR IS ADVISED TO PERFORM SUFFICIENT SITE INVESTIGATION TO DETERMINE CONSTRUCTABILITY OF THE DESIGN PRIOR TO BIDDING OR COMMENCING WORK.

EROSION AND SEDIMENT CONTROL NOTES:

1. THE PROPOSED ACTIVITY ON THE SITE WILL CONSIST OF THE CONSTRUCTION OF A SINGLE FAMILY HOUSE, WELL, SEPTIC SYSTEM AND DRIVEWAY.

2. EROSION CONTROL DEVICES MUST BE INSTALLED WHERE INDICATED ON THIS SHEET PRIOR TO THE START OF CONSTRUCTION.

3. DISTURBED AREAS SHALL BE KEPT TO A MINIMUM AND SEEDED OR STABILIZED WITH TEMPORARY MULCH AS SOON AS FINAL GRADES HAVE BEEN ATTAINED.

4. THE OWNER OF RECORD SHALL DESIGNATE THE ON SITE ENVIRONMENTAL AGENT RESPONSIBLE FOR REGULARLY CHECKING THE CONDITION OF THE EROSION CONTROL DEVICES AND REMOVING ACCUMULATED SEDIMENT.

LEGEND

	BUILDING SETBACK LINE
	LOT LINE
	EXISTING CONTOUR LINE
	PROPOSED CONTOUR LINE
	EDGE OF WETLANDS
	LEASE LINE
	EROSION CONTROL DEVICES
	TEST PIT
	LEACHING TRENCH
	STONEWALL
	UTILITIES
	FENCE

SITE DEVELOPMENT PLAN

PREPARED FOR

GARY RAWSON

0 LOGEE POINT ROAD - THOMPSON, CT
MAP 141 BLOCK 17 LOT 184I

J&D CIVIL ENGINEERS, LLC
401 RAVENELLE ROAD
N. GROSVENORDALE, CT 06255
860-923-2920



DESIGNED: JJB
CHECKED: DRB

REVISIONS:

JOB NO: 22170
SCALE: 1" = 20'

DATE: NOVEMBER 8, 2022
SHEET: 1 OF 1

ZONING INFORMATION:

ZONE: LAKE DISTRICT
MINIMUM LOT AREA: 4500 S.F.
MINIMUM FRONTAGE: 50'
MINIMUM FRONT YARD: 10'
MINIMUM SIDE YARD: 10'
MINIMUM REAR YARD: 10'
MAXIMUM HEIGHT: TWO STORIES
MAXIMUM IMPERVIOUS SURFACE: 50%

PROPERTY OWNER
QUADDICK CAMPING AREA, INC.
9 LOGEE POINT RD
THOMPSON, CT 06277

REFERENCE DEED
QUADDICK CAMPING AREA, INC.
VOL. 102 PG. 83

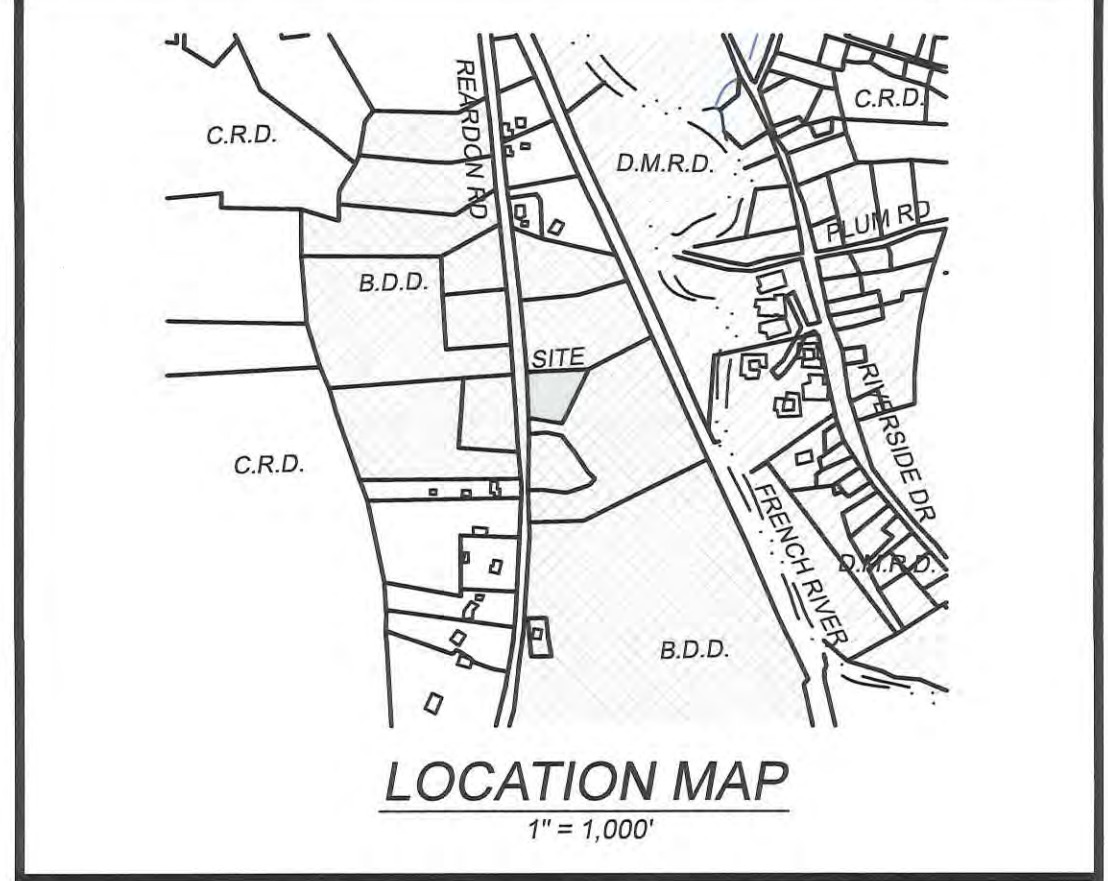
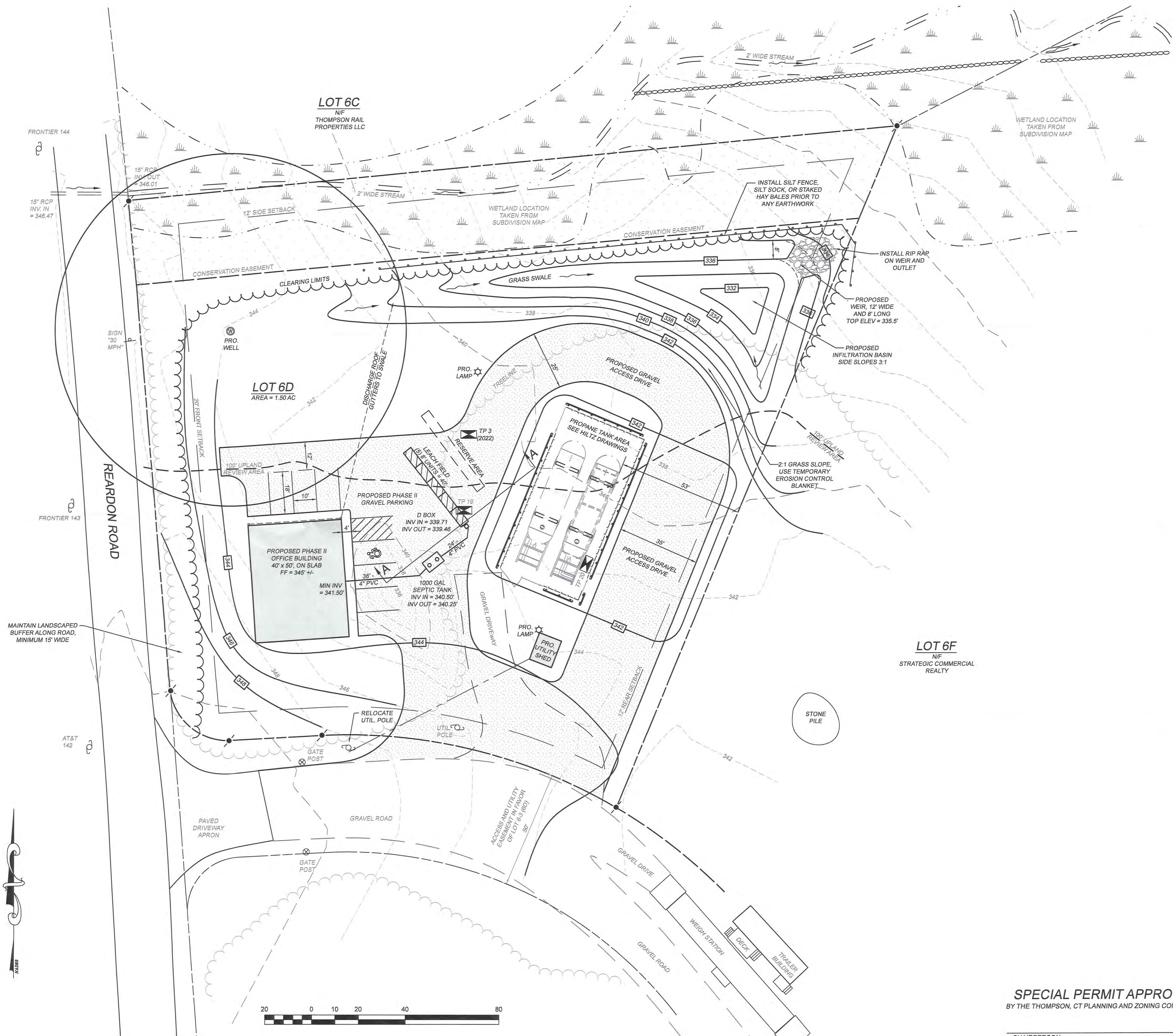
ASSESSORS REFERENCE
MAP 141 BLOCK 17 LOT 184I

NDDH FILE #23000032

W4A92C30 copy 2

Agenda Item E.a) 3. Old Applications

WAA22033-Spicer Plus, Inc, 0 Reardon Road,
(Assessor's map 65, block 101, lot 6D), construct
propane filling station in 100-foot upland review area,
stamp received 11/23/22, Wetlands Agent Approval
issued 1/4/2023, legal notice to be published 1/13/2023,
end of approval period 1/27/2023



SURVEY NOTES:

1. THIS MAP HAS BEEN PREPARED PURSUANT TO THE REGULATIONS OF CONNECTICUT STATE AGENCIES SECTIONS 20-300b-1 THROUGH 20-300b-20 AND THE "STANDARD FOR SURVEYS AND MAPS IN THE STATE OF CONNECTICUT" AS ADOPTED BY THE CONNECTICUT ASSOCIATION OF LAND SURVEYORS, INC. ON SEPTEMBER 26, 1996.
 2. THE SURVEY TYPE IS TOPOGRAPHIC, PERFORMED IN OCTOBER 2022, AND IS INTENDED TO BE USED FOR THE DESIGN OF AN ENGINEERED SEPTIC SYSTEM.
 3. PROPERTY LINES DO NOT EXPRESS A BOUNDARY OPINION.
 4. TEST PIT AND PERC TEST LOCATIONS HAVE BEEN COMPILED, IN PART, BASED UPON INFORMATION FURNISHED BY OTHERS. THIS INFORMATION IS TO BE CONSIDERED APPROXIMATE AND J & D CIVIL ENGINEERS DOES NOT TAKE RESPONSIBILITY FOR SUBSEQUENT ERRORS OR OMISSIONS WHICH MAY HAVE BEEN INCORPORATED INTO THIS PLAN AS A RESULT.
 5. REFERENCE PLAN: "PROPOSED SUBDIVISION PLAN PREPARED FOR THOMPSON RAIL BUSINESS PARK, LLC, LOT 6, REARDON RD THOMPSON" BY KWP ASSOCIATES, DATED AUGUST 2008, ON FILE AS MAP #1603.
 6. TO MY KNOWLEDGE AND BELIEF, THIS MAP IS SUBSTANTIALLY CORRECT AS NOTED HEREON.
- Dennis R. Blanchette* 12/14/22 12107
DENNIS R. BLANCHETTE DATE LICENSE NUMBER
- THIS MAP IS NOT VALID WITHOUT A LIVE SIGNATURE
© 2022 J&D CIVIL ENGINEERS, LLC

LEGEND	
	BUILDING SETBACK LINE
	PROPERTY LINE
	EXISTING MAJOR CONTOUR
	EXISTING MINOR CONTOUR
	PROPOSED CONTOUR LINE
	EDGE OF WETLANDS
	UPLAND REVIEW AREA
	EROSION CONTROL DEVICES
	TEST PIT
	LEACHING TRENCH
	UTILITIES
	TREELINE

SITE DEVELOPMENT PLAN
PREPARED FOR
SPICER PLUS, INC.
0 REARDON RD - THOMPSON, CT
MAP 65 BLOCK 101 LOT 06D

J&D CIVIL ENGINEERS, LLC
401 RAVENELLE ROAD
N. GROSVENORDALE, CT 06255
860-923-2920

DESIGNED: DRB
CHECKED: DRB

REVISIONS:
2022-12-14 MORE SOIL DATA,
ZONING AND WETLAND COMMENTS

JOB NO: 22222
SCALE: 1" = 20'

DATE: NOVEMBER 18, 2022
SHEET: 1 OF 2

SPECIAL PERMIT APPROVAL
BY THE THOMPSON, CT PLANNING AND ZONING COMMISSION

CHAIRPERSON _____ DATE _____

Received
DEC 15 2022
Thompson Wetlands Office

Revised plans to Appl WAA22033 Copy 1

TEST PIT RESULTS 2007
(FROM 2008 SUBDIVISION MAP)

OBSERVED BY: NDDH
DATE: OCTOBER 24, 2007

PIT NO. 19

0 - 8" TOPSOIL, SANDY
8 - 28" GRAVELLY SANDY LOAM
28 - 48" COARSE SAND & GRAVEL
48 - 115" TIGHT SANDS

MOTTLING: N/A
LEDGE: N/A
RESTRICTIVE: N/A

PIT NO. 20

0 - 13" TOPSOIL, GRAVELLY FINE
SAND AND LOAM
13 - 30" GRAVELLY SANDY LOAM
30 - 62" COARSE SAND & GRAVEL
62 - 73" TIGHT SILTY SAND
73 - 126" TIGHT SANDY GRAVEL
WITH FINES

MOTTLING: N/A
LEDGE: N/A
RESTRICTIVE: N/A

TEST PIT RESULTS 2022

OBSERVED BY: MAUREEN MARCOUX
DATE: DECEMBER 14, 2022

PIT NO. 3

0 - 11" TOPSOIL
11 - 28" SANDY LOAM, SOME GRAVEL
28 - 33" MEDIUM SAND WITH GRAVEL
33 - 84" GRAY COARSE SAND
AND GRAVEL

MOTTLING: N/A
LEDGE: N/A
RESTRICTIVE: 33"

PERC. TEST RESULTS 2007

OBSERVED BY: NDDH
DATE: OCTOBER 27, 2007

HOLE K - NEAR TP 19 & 20

TIME	READING
1:25	3.5"
1:35	17"
1:40	19.5"

DEPTH: 20"
RATE: 2.0 MIN/IN

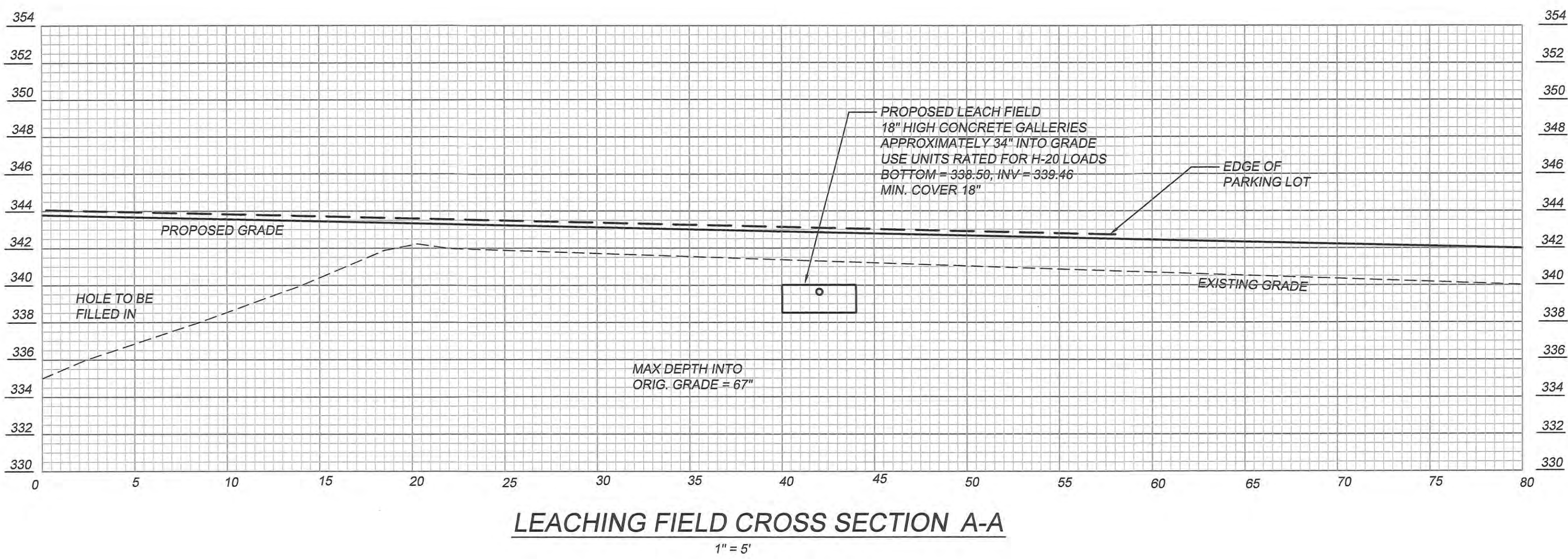
PERC. TEST RESULTS 2022

OBSERVED BY: MAUREEN MARCOUX
DATE: DECEMBER 14, 2022

HOLE A - NEAR TP 3 (2022)

TIME	READING
9:29	6.5
9:32	9
9:37	11.625
9:45	14
9:55	16.25

DEPTH: 38"
RATE: 4.4 MIN/IN



OPERATIONS AND MAINTENANCE

- ALL PROPOSED WORK SHALL CONFORM TO "2002 CONNECTICUT GUIDELINES FOR SOIL EROSION AND SEDIMENT CONTROL" BY THE CONNECTICUT COUNCIL OF SOIL AND WATER CONSERVATION AND TOWN REGULATIONS.
- THE CONTRACTOR IS RESPONSIBLE FOR ENSURING THAT THE GOALS OF THIS EROSION CONTROL PLAN ARE MET BY WHATEVER MEANS ARE NECESSARY. THE CONTRACTOR SHALL PLAN ALL LAND DISTURBING ACTIVITIES IN A MANNER AS TO MINIMIZE THE EXTENT OF DISTURBED AREAS.
- PRIOR TO CONSTRUCTION OR EXCAVATION, SEDIMENT BARRIERS SHALL BE INSTALLED IN LOCATIONS AS SHOWN ON THE PLAN OR AS REQUIRED BY THE TOWN AND MAINTAINED THROUGHOUT CONSTRUCTION.
- UPON FINAL GRADING, DISTURBED AREAS SHALL COVERED WITH A MINIMUM OF 6" LOAM AND SEEDED WITH PERENNIAL GRASSES AS SPECIFIED FOR THE PROJECT. IMMEDIATELY AFTER SEEDING, MULCH THE SEEDED AREA WITH HAY OR STRAW AT THE RATE OF 2 TONS PER ACRE. SEEDING DATES ARE TO BE BETWEEN APRIL 1 THRU JUNE 15 AND AUGUST 15 THRU OCTOBER 15. DAILY INSPECTIONS SHALL BE MADE OF EROSION AND SEDIMENT CONTROL MEASURES TO INSURE EFFECTIVENESS AND IMMEDIATE CORRECTIVE ACTION SHALL BE TAKEN IF FAILURE OCCURS. ADDITIONAL EROSION CONTROL MEASURES BEYOND WHAT IS SHOWN ON THE PLAN MAY BE NECESSARY.
- EROSION AND SEDIMENT CONTROL MEASURES SHALL REMAIN IN PLACE UNTIL DISTURBED AREAS HAVE BEEN STABILIZED AND VEGETATIVE COVER HAS BEEN ESTABLISHED, AT WHICH TIME THEY SHALL BE REMOVED.
- SITE CONTRACTOR SHALL BE RESPONSIBLE FOR IMPLEMENTATION AND MAINTENANCE OF THIS EROSION AND SEDIMENT CONTROL PLAN.

SEQUENCE OF CONSTRUCTION

PHASE I

- CLEAR TREES AND BRUSH, EXPORT FROM SITE OR CHIP AND SHRED AND STOCKPILE.
- INSTALL EROSION CONTROL DEVICES AS INDICATED ON THE SITE PLAN.
- STRIP TOPSOIL AND STOCKPILE ON SITE.
- REMOVE STUMPS AND EXPORT FROM SITE OR CHIP AND SHRED.
- IMPORT CLEAN, STRUCTURAL FILL TO LEVEL SITE. FILL SHALL BE PLACED IN 6-12" LIFTS AND THOROUGHLY COMPACTED.
- CONSTRUCT GRAVEL ACCESS DRIVEWAY AROUND PROPANE TANK AREA.
- CONSTRUCT DRAINAGE SYSTEM INCLUDING SWALE AND STORMWATER INFILTRATION BASIN.
- CONSTRUCT FOUNDATIONS FOR TWO (2) 30,000 GALLON PROPANE TANKS. SEE DRAWINGS BY HILTZ PROPANE SYSTEMS.
- INSTALL ONE (1) 30,000 GALLON PROPANE TANK.
- INSTALL SAFETY AND SECURITY ACCESSORIES AROUND TANK, INCLUDING FENCING, SIGNAGE, AND LIGHTS.
- CONSTRUCT SMALL SHED TO CONTAIN TOOLS AND MONITORING HARDWARE.
- LOAM AND SEED ALL DISTURBED AREAS, AND STABILIZE SITE.
- REMOVE EROSION CONTROL DEVICES ONCE TURF IS ESTABLISHED.
- PROCEED TO PHASE II

PHASE II

- INSTALL SECOND PROPANE TANK.
- CONSTRUCT SEPTIC SYSTEM AND DRILL WELL.
- CONSTRUCT OFFICE BUILDING AND PARKING LOT.
- PARKING LOT MAY BE PAVED AT THE OWNER'S PREFERENCE.
- LOAM AND SEED ANY REMAINING DISTURBED AREAS.

PHASING NOTES

- THIS PROJECT WILL BE CONSTRUCTED IN TWO SEPARATE PHASES. PHASE I IS EXPECTED TO OCCUR DURING THE SPRING AND SUMMER OF 2023.
- THE FIRST PHASE CONSISTS OF CLEARING AND LEVELING THE SITE, CONSTRUCTING THE GRAVEL DRIVEWAY, CONSTRUCTING THE STORMWATER MANAGEMENT SYSTEM, AND INSTALLATION OF ONE 30,000 GALLON PROPANE TANK AND RELATED SAFETY AND SECURITY ACCESSORIES.
- THE SITE SHALL BE FULLY STABILIZED AT THE END OF PHASE I.
- PHASE II MAY OR MAY NOT OCCUR, AND DEPEND ON FUTURE ECONOMICS. IF PHASE II OCCURS IT WILL LIKELY BE AROUND 2028.
- THE SECOND PHASE CONSISTS OF INSTALLING A SECOND PROPANE TANK AND CONSTRUCTING AN OFFICE BUILDING WITH PARKING LOT, WELL, AND SEPTIC SYSTEM.
- THE SITE SHALL BE FULLY STABILIZED AT THE END OF PHASE II.

SEPTIC SYSTEM DESIGN CRITERIA

NUMBER OF EMPLOYEES: 15

DESIGN FLOW: 15 EMPLOYEES AT 20 GPD PER EMPLOYEE = 300 GPD

SEPTIC TANK: 1000 GALLON

MOTTLING: N/A; LEDGE: N/A; WATER: N/A; RESTRICTIVE: N/A; SLOPE: 3%; PERC: 2 MIN/IN

LEACHING AREA REQUIRED: $300 / 1.5 = 200$ SF

LEACHING AREA PROVIDED: 40' OF 18" CONCRETE GALLERIES AT 6.2 SF/LF = 248 SF

MLSS (PRIMARY) = N/A

LSS PROVIDED = 40 FT

SPECIFICATIONS
SEPTIC SYSTEM INSTALLATION SHALL BE IN ACCORDANCE WITH THE "CONNECTICUT PUBLIC HEALTH CODE REGULATIONS AND TECHNICAL STANDARDS FOR SUBSURFACE SEWAGE DISPOSAL SYSTEMS".

THE BUILDING, SEPTIC SYSTEM, AND WELL SHALL BE ACCURATELY STAKED IN THE FIELD BY A LICENSED SURVEYOR OR ENGINEER PRIOR TO CONSTRUCTION.

ALL PRECAST STRUCTURES SUCH AS SEPTIC TANKS AND DISTRIBUTION BOXES SHALL BE SET LEVEL ON SIX INCHES OF COMPACTED GRAVEL BASE.

SEPTIC TANK: TWO-COMPARTMENT TANK WITH OUTLET FILTER. INSTALL RISERS OVER TANK CLEANOUTS IF COVER OVER TANK EXCEEDS 1'.

DISTRIBUTION BOXES: 4 HOLE D-BOXES

HOUSE, EFFLUENT AND "TIGHT PIPE" FOR DRAIN OUTLETS: 4" PVC SCHEDULE 40, ASTM D 1785 OR ASTM D 2865 WITH RUBBER COMPRESSION GASKET ASTM D 3139 OR SOLVENT WELD COUPLINGS.

DISTRIBUTION PIPE: 18" HIGH CONCRETE GALLERIES (AKA FLOW-DIFFUSORS), LAID LEVEL (MAX SLOPE 2" PER 100')

POLYLOK PIPE SEAL AS MANUFACTURED BY SUPERIOR SEPTIC TANKS (OR EQUAL) SHALL BE USED TO SEAL SEPTIC TANK AND D-BOX INLETS AND OUTLETS. BOTTOM OF TRENCHES TO BE LEVEL.

TOPSOIL SHALL BE STRIPPED IN AREA OF LEACH FIELD AND THE SUBSOIL SCARIFIED PRIOR TO PLACEMENT OF SELECT SEPTIC FILL.

ALL SELECT FILL SHALL BE CLEAN BANK RUN GRAVEL, MEETING THE FOLLOWING REQUIREMENTS OF THE CT DEPT. OF PUBLIC HEALTH:

MAX. PERCENT GRAVEL (PLUS NO. 4 SIEVE MATERIAL) - 45%

GRADATION ON FILL LESS GRAVEL:

SIEVE	DRY PERCENT PASSING	WET PERCENT PASSING
NO. 4	100	100
NO. 10	70-100	70-100
NO. 40	10-75	10-50*
NO. 100	0-5	0-20
NO. 200	0-2.5	0-5

* PERCENT PASSING THE #40 SIEVE CAN BE INCREASED TO NO GREATER THAN 75% IF THE PERCENT PASSING THE #100 SIEVE DOES NOT EXCEED 10% AND THE #200 SIEVE DOES NOT EXCEED 5%.

SELECT FILL MUST PERC AT A RATE EQUAL TO OR FASTER THAN THE UNDERLYING SOIL.

SELECT FILL MATERIAL SHALL EXTEND A MINIMUM OF 5' BEYOND THE LOWEST TRENCH BEFORE TAPERING OFF.

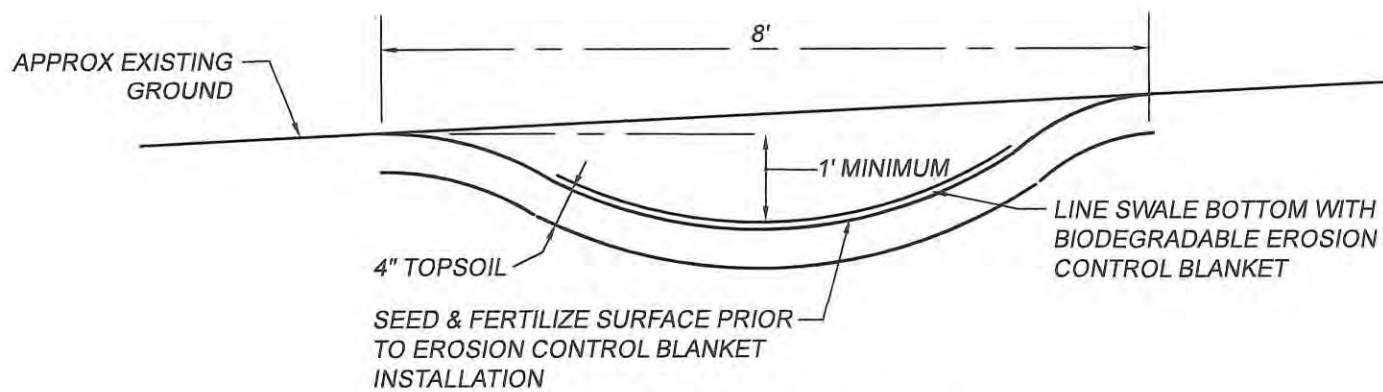
THIS DESIGN IS BASED ON TEST PIT INFORMATION RECORDED BY NDDH. J & D HAS MADE NO INDEPENDENT INVESTIGATION OF SOIL CONDITIONS. THE CONTRACTOR IS ADVISED TO PERFORM SUFFICIENT SITE INVESTIGATION TO DETERMINE CONSTRUCTABILITY OF THE DESIGN PRIOR TO BIDDING OR COMMENCING WORK.

EROSION AND SEDIMENT CONTROL NOTES:

- THE PROPOSED ACTIVITY ON THE SITE WILL CONSIST OF THE CONSTRUCTION OF A OFFICE BUILDING, ABOVE GROUND PROPANE TANKS, WELL, SEPTIC SYSTEM AND DRIVEWAY.
- EROSION CONTROL DEVICES MUST BE INSTALLED WHERE INDICATED ON THIS SHEET PRIOR TO THE START OF CONSTRUCTION.
- DISTURBED AREAS SHALL BE KEPT TO A MINIMUM AND SEEDED OR STABILIZED WITH TEMPORARY MULCH AS SOON AS FINAL GRADES HAVE BEEN ATTAINED.
- THE OWNER OF RECORD SHALL DESIGNATE THE ON SITE ENVIRONMENTAL AGENT RESPONSIBLE FOR REGULARLY CHECKING THE CONDITION OF THE EROSION CONTROL DEVICES AND REMOVING ACCUMULATED SEDIMENT.

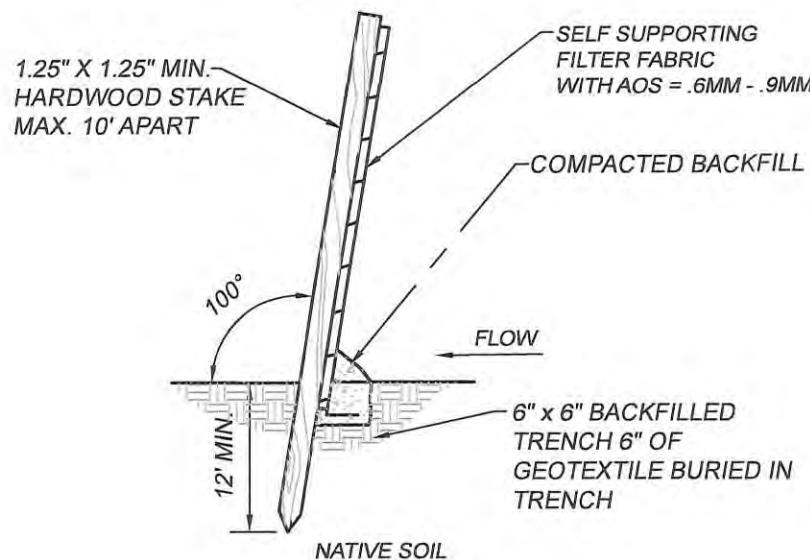
LIGHTING NOTES:

- THE PROJECT WILL REQUIRE THE INSTALLATION OF SEVERAL SMALL EXTERIOR LIGHTS FOR SECURITY PURPOSES.
- ALL PROPOSED EXTERIOR LIGHTING SHALL COMPLY WITH TOWN ZONING REGULATIONS. LIGHTS WILL BE DOWNCAST AND DIRECTED AWAY FROM REARDON ROAD.
- LIGHTING INTENSITY SHALL BE KEPT TO THE MINIMUM AMOUNT AS NEEDED FOR SAFETY AND SECURITY ON SITE.



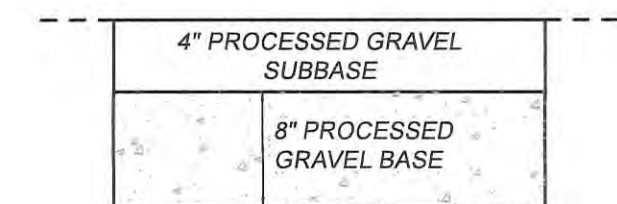
GRASS SWALE DETAIL

NOT TO SCALE



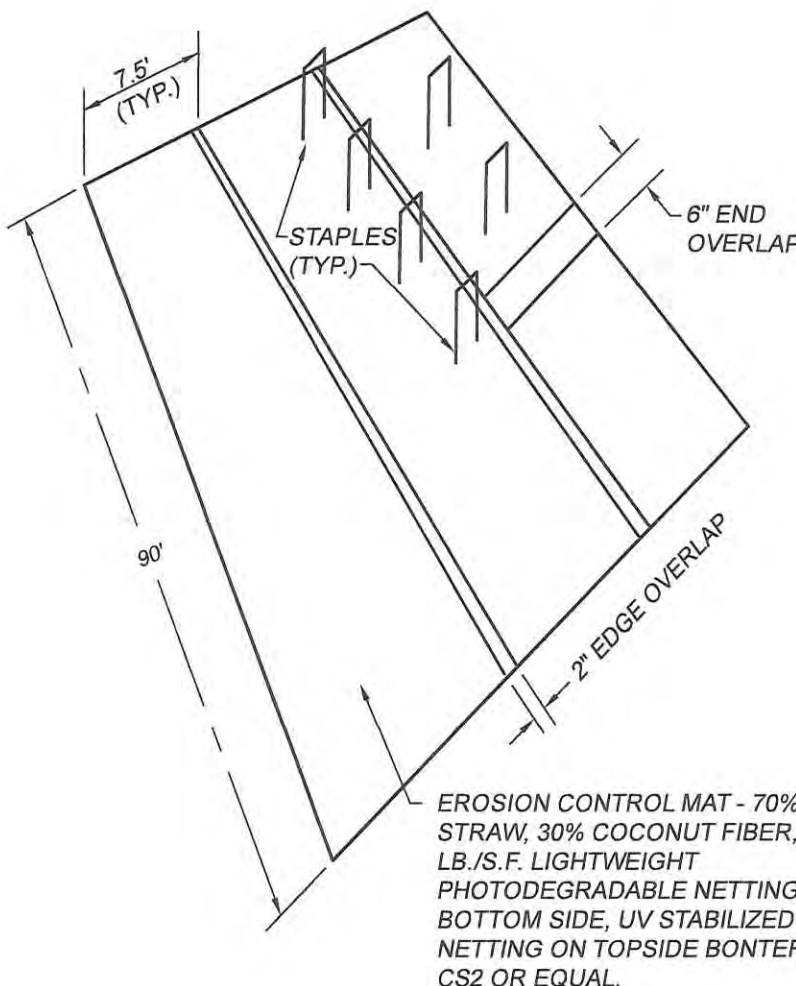
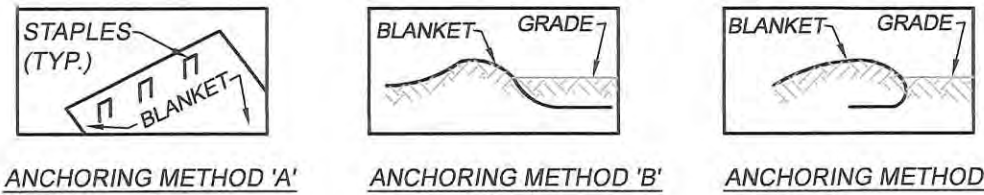
SILT FENCE INSTALLATION

NOT TO SCALE



GRAVEL PAVEMENT SECTION

NOT TO SCALE



INSTALLATION NOTES ON SLOPES:

-GRADE AND SMOOTH SLOPE. APPLY FERTILIZER ADD SEED PRIOR TO INSTALLING BLANKETS UNLESS USED AS TEMPORARY SEASONAL COVER.

-ANCHOR BLANKETS AT TOP OF SLOPE. USE ANCHORING METHOD "A" FOR 4:1 SLOPES, "B" FOR 3:1 SLOPES AND "C" FOR 2:1 AND STEEPER SLOPES.

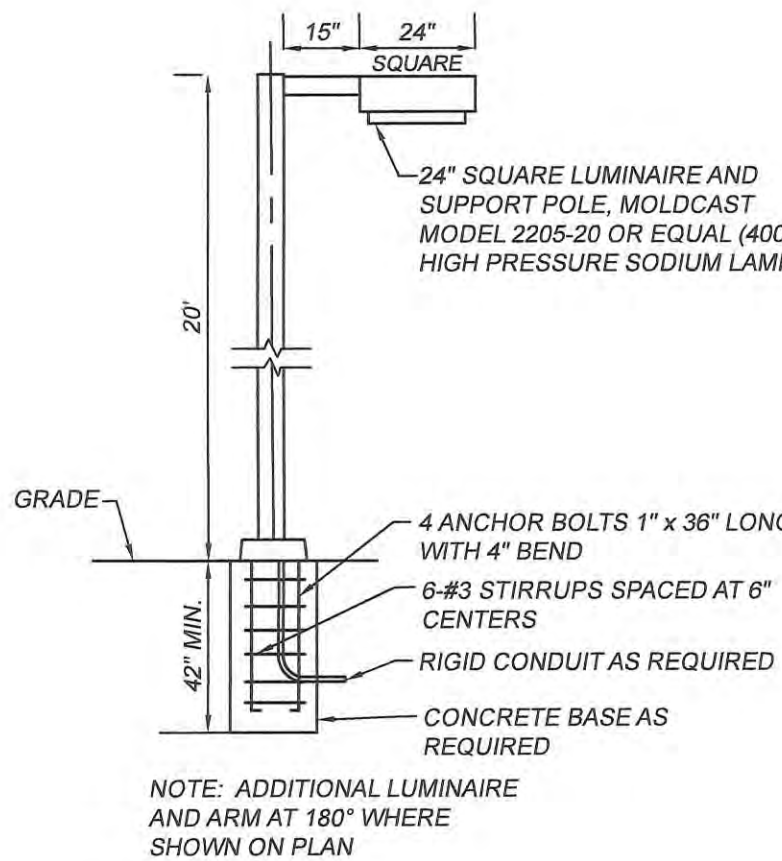
-UNROLL BLANKETS IN DIRECTION OF WATER FLOW. PLACE BLANKETS LOOSELY AND IN FULL CONTACT WITH THE SOIL.

-OVERLAP BLANKET EDGES APPROXIMATELY 2" AND STAPLE. NOTE: INSTALL BLANKETS SO EDGE OVERLAPS ARE SHINGLED AWAY FROM PREVAILING WIND.

-OVERLAP BLANKET ENDS 6", UPPER BLANKET OVER LOWER BLANKET, AND STAPLE USING FIVE STAPLES (ANCHOR "A").

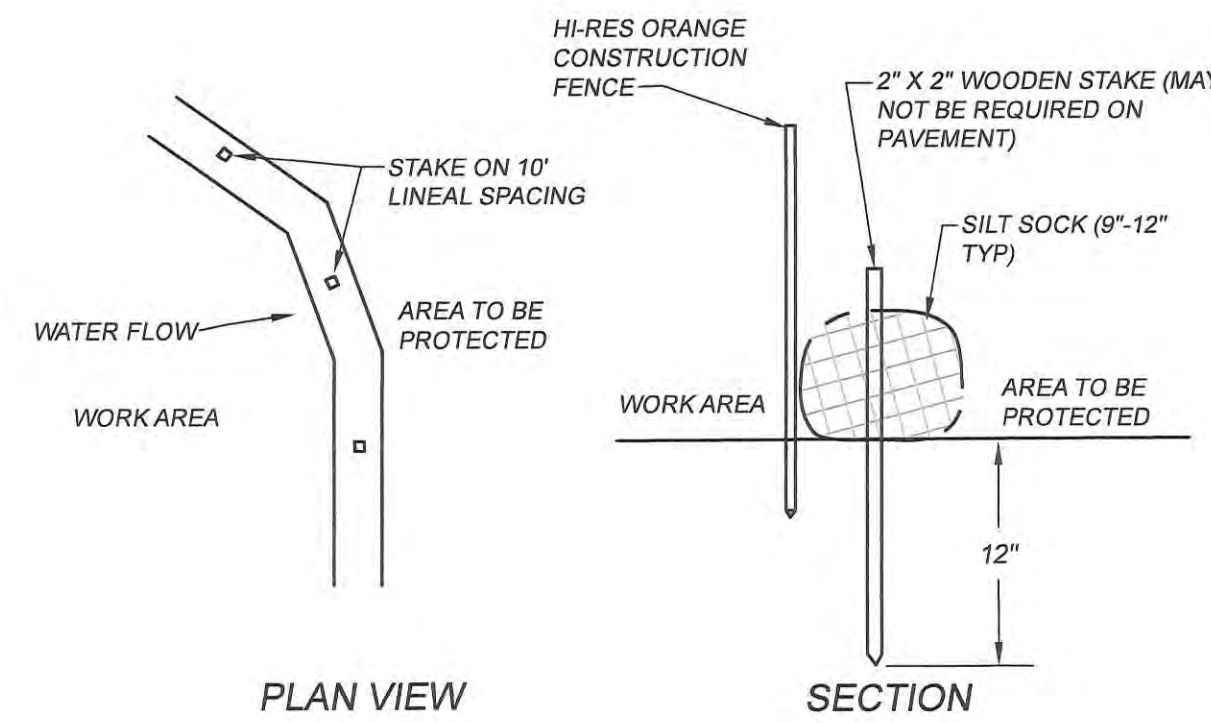
-CUT EXCESS BLANKET WITH SCISSORS AND ANCHOR AT END OF SLOPE. USE ANCHORING METHOD "A" FOR 4:1 SLOPES AND "B" FOR SLOPES 3:1 OR STEEPER.

EROSION CONTROL BLANKET DETAIL
N.T.S.



POLE MOUNTED LIGHT

N.T.S.



PLAN VIEW

NOTES

- SILT SOCK MANUFACTURER SHALL BE SILT SOCK OR ENGINEER APPROVED EQUAL.
- ALL MATERIAL TO MEET MANUFACTURER'S SPECIFICATIONS.
- SEDIMENT SILT SOCK TO BE FILLED WITH LEAF COMPOST AND/OR WOODY MULCH PER MANUFACTURER'S REQUIREMENTS.
- FOLLOWING CONSTRUCTION AND SITE STABILIZATION, COMPOST MATERIAL SHALL BE REMOVED OR DISPERSED ON SITE, AS APPROVED BY THE ENGINEER.

SILT SOCK DETAIL
NOT TO SCALE

NOTES AND DETAILS

PREPARED FOR

SPICER PLUS, INC.

0 REARDON RD - THOMPSON, CT
MAP 65 BLOCK 101 LOT 06D

J&D CIVIL
ENGINEERS, LLC

401 RAVENELLE ROAD
N. GROSVENORDALE, CT 06255
860-923-2920

DESIGNED: DDB

CHECKED: DRB

REVISIONS:

2022-12-14 MORE SOIL DATA,
ZONING AND WETLAND COMMENTS

JOB NO: 22222

SCALE: AS NOTED

DATE: NOVEMBER 18, 2022

SHEET: 2 OF 2

FW: Revised Plans for Spicer Gas, 0 Reardon Road, Wetlands Application WAA22033 for Conservation Review

Conservation <CONSERVATION@thompsonct.org>

Wed 12/28/2022 10:38 AM

To: Marla Butts <wetlands@thompsonct.org>

Good morning, Marla—

Here's the comments I collected from the Conservation Commission's 12/19 review of the Reardon Road/Spicer Gas project:

- Conservation Easement area delineated by surveyor and installation of Conservation Easement markers every 50 ft prior to work.
- Conservation Easement clearly staked or flagged during construction.
- Conservation Easement area and limitations reiterated to contractor.
- Erosion & Sediment Controls installed and confirmed by Town staff prior to construction; monitoring throughout the project.

*Marla recommended limited silt fencing to allow for passage of wildlife.

*Marla noted that hay bales should be sufficient along most of the Easement boundary; silt fence may be appropriate around outlet.

- Monitoring of litter throughout the project by the designated "On-site Environmental Agent."
- "On-site Environmental Agent" contact information provided to Town staff.
- Consideration of limited chain link fencing to trap litter / sequester the easement and/or outlet area.
- Full-cutoff or downcast lighting as proposed.
- Full stabilization of site after Phase 1 and Phase 2 as proposed.
- Depiction of Easement markers on as-built drawing at project completion.

Please let me know if you have any questions.

All the best,
Dan Malo
Conservation Agent

TOWN OF THOMPSON

Conservation Commission

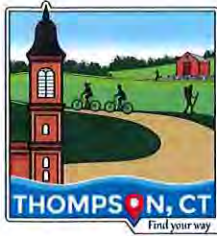
815 Riverside Drive

P.O. Box 899

North Grosvenordale, CT 06255

www.thompsonct.org/conservation-commission

(860) 923-1852



**TOWN OF
THOMPSON**
Inland Wetlands Commission

815 Riverside Drive
P.O. Box 899
North Grosvenordale, CT 06255
Phone: 860-923-1852, Ext. 1
Email: wetlands@thompsonct.org
Web: <https://www.thompsonct.org/>

WETLAND AGENT APPROVAL WAA22033

APPROVAL GRANTED TO:

Spicer Plus, Inc.
15 Thames Street
Groton, CT 06340

DATE OF APPROVAL: January 4, 2023

EXPIRATION DATE: January 4, 2028

LOCATION OF AUTHORIZED ACTIVITY: 0 Reardon Road, Assessor's Map 65, Block 101, Lot 6D

DESCRIPTION OF AUTHORIZED ACTIVITY: To conduct regulated activities associated with the two-phased construction of propane filling station with associated grading for stormwater management system (Phase 1) and a septic system for a future associated support building (Phase 2), portions of which are located in the 100-foot upland review area as shown in Wetlands Agent Approval Application WAA22033 stamped received by the Thompson Wetlands Office November 23, 2022 and as shown in drawing(s) entitled "Site Development Plan Prepared for Spicer Plus, Inc. 0 Reardon Rd - Thompson, CT Map 65 Block 101 Lot 06D" prepared by J&D Civil Engineers, LLC dated November 18, 2022, revised 2022-12-14 stamped received December 19, 2022.

This approval is issued pursuant to section 11(b) of the Inland Wetlands and Watercourses Regulations of the Town of Thompson.

APPROVAL CONDITIONS:

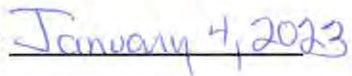
1. Prior to the initiation of construction, Spicer Plus, Inc. shall arrange for (1) a flagging of grading construction limits and the Conservation Easement and (2) a pre-construction meeting to be held between representatives of Spicer Plus, Inc, the on-site Environmental Agent referenced in the plans, the contractor performing the site grading work, and the Thompson Conservation Agent and Wetlands Agent to review conditions and construction requirements.
2. Prior to the completion of work proposed in Phase 1 Spicer Plus, Inc. shall erect Conservation Easement markers using medallions provided by the Conservation Commission at intervals no greater than 50 feet apart.
3. Upon completion of the work propose in Phase 1 (construction of the propane filling station with associated grading for the stormwater management system) an as-built drawing that meets the standards established in the Thompson Zoning Regulations Article 3C, Section 11 Certificate of Occupancy/Use shall be submitted for review and approval by the Inland Wetlands Commission prior to the commencement of Phase 2. Such as-built shall include the location of the Conservation Easement and markers erected pursuant to Condition #2 of this approval.
4. A notice of decision will be requested to be published in the Thompson Villager. Note this approval is subject to appeal to the Inland Wetlands Commission for 15 days from the date of publication for a final decision.
5. If the authorized activity also involves an activity or a project which requires zoning or subdivision approval, special permit, variance, or special exception, then no work pursuant to this approval may begin until such other approval is obtained. (See section 11.10.c. of the Inland Wetlands and Watercourses Regulations of the Town of Thompson)

6. This approval will be valid for five (5) years. You are expected to notify the Wetland Agent of your starting date and to complete your activities within 2 years of beginning your site work. If you expect to take longer, you must contact the Wetland Agent for an extension.
7. The Thompson Wetland Agent/Inland Wetlands Commission must be notified in writing one week prior to the beginning of any regulated activities. Please use the enclosed card.
8. Appropriate erosion and sediment controls shall be installed prior to the beginning of any regulated activities. Until all disturbed soils are stabilized appropriate erosion and sediment controls shall be used and maintained. (See document entitled "2002 Connecticut Guidelines for Soil Erosion and Sediment Controls" for guidance.)
9. If there are any changes in the location of any of the proposed activities for which this approval has been granted, then the new proposal must be presented to Thompson Wetland Agent/ Inland Wetlands Commission for approval of such changes prior to commencing activities.

Wetland Agent:


Maria Butts

Dated:


January 4, 2023

Agenda Item E.b) 4. New Applications - None

Agenda Item E.c) Applications Received After Agenda
was Published

None

Agenda Item F) Permit Extensions / Changes - None

Agenda Item G.a) Violations & Pending Enforcement Actions

Notice of Permit Violation VIOL21036, Permit IWA20022, Marc Baer, 1227 Thompson Rd (Assessor's map 116, block 24, lot 10), grades not as authorized in modified plan approved by the Commission on February 9, 2021 - status.

Agenda Item G.b) Violations & Pending Enforcement Actions

Notice of Violation VIOL22008, Rodney Lamay, 0 Quaddick Town Farm Road (Assessor's map 160, block 11, lot 15), unauthorized clearing, cutting & grading in wetlands, issued by Acting Wetland Agent 3/21/2022 - status.

Agenda Item G.c) Violations & Pending Enforcement Actions

Notice of Violation VIOL22031, Douglas and Roberta Gray, 0 New Road, (Assessors map 154, block 3, lot2J), watercourse alternative causing flooding, issued 11/23/22 - status.

Agenda Item H.a) Other Business

Update on Proposed Revisions to Zoning Regulations

Agenda Item H.b) Other Business

Update on Proposed Revisions Subdivision
Regulations.

Agenda Item H.c) Other Business

FY23 Budget.

IWC FY24 Worksheet
for Discussion

Object Name	Description	2017 Actual	2018 Actual	2019 Actual	2020 Actual	2021 Actual	2022 Revised Budget	2022 Actual	2023 Budgeted	2023 to 12/29/22	FY2024 - FY23 DEPARTMENT PROPOSED Sub- lines	FY2023 - FY24 DEPARTMENT PROPOSED	FY2023 - FY24 Baseline Sub- lines	FY2023 - FY24 Baseline
SALARIES	INLAND WETLANDS OFFICER	\$18,306	\$18,688	\$18,924	\$19,327	\$20,475	\$19,890	\$21,740	\$20,487	\$9,195	\$32,760			\$20,948
SALARIES	INLAND WETLAND SECRETARY	\$3,941	\$3,406	\$3,615	\$3,254	\$3,760	\$3,959	\$2,965	\$4,078	\$1,526	\$4,170			\$4,170
PROFESSIONAL & TECH SERVICES	PROFESSIONAL AFFILIATIONS	\$55	\$60	\$60	\$60	\$60	\$60	\$60	\$60	\$60				\$60
PROFESSIONAL & TECH SERVICES	CACIWC shared membership									\$0	\$60			
PROFESSIONAL & TECH SERVICES	TRAVEL	\$0	\$9	\$0	\$14	\$0	\$25	\$0	\$100	\$0	\$100			\$100
PROFESSIONAL & TECH SERVICES	MEETINGS, FEES, ETC	\$0	\$0	\$120	\$0	\$0	\$25	\$0	\$100	\$0	\$100			\$100
PROFESSIONAL & TECH SERVICES	PROFESSIONAL SERVICES	\$0	\$0	\$0	\$0	\$0	\$300	\$0	\$300	\$0	\$300			\$300
PROFESSIONAL & TECH SERVICES	ADVERTISING	\$673	\$434	\$684	\$603	\$1,066	\$700	\$676	\$900	\$294	\$900			\$900
OTHER SERVICES	EASTERN CT CONSERVATION DISTR	\$1,000	\$1,000	\$1,000	\$1,000	\$1,000	\$1,000	\$1,000	\$1,000	\$0	\$1,000			\$1,000
OTHER SERVICES	OFFICE SUPPLIES	\$352	\$340	\$234	\$251	\$90	\$400	\$0	\$400	\$91	\$400			\$400

Totals							\$26,359	\$26,441			\$39,790			\$27,978
											\$11.812 (42%) increase over baseline			

Agenda Item H.d) Other Business

Approval of contributory support
Eastern Connecticut Conservation District
for FY 22-23

Agenda Item I

Citizens Comments on Agenda Items

Agenda Item J Reports

a) Budget & Expenditures

b) Wetlands Agent Report

Agenda Item K, Correspondence - None

Agenda Item L, Signing of Mylars - None

Agenda Item M, Comments by Commissioners

Agenda Item N, Adjournment