



**TOWN OF
THOMPSON**
Inland Wetlands Commission

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TUESDAY April 13th, 2021 7:00PM

ZOOM Virtual Meeting Minutes

Zoom recording link located at the bottom of the minutes, page 5 of 5

A) Call to Order & Roll Call – The call to order was by Chair George O’Neil at 7:00pm.

Present: George O’Neil (Chairman), Marla Butts (Wetlands Agent), Francesca Morano, Diane Chapin (Treasurer), H. Charles Obert (Vice-Chair), Ashley Pomes (Recording Secretary), Janet Blanchette (J&D Civil Engineers), Daniel Blanchette (J&D Civil Engineers)

B) Appointment of Alternates - None

C) Action on Minutes of Previous Meeting

a) Minutes of March 9, 2021 – The minutes previously submitted will stand as read.

D) Citizens Comments on Agenda Items - None

E) Applications

a) Old Applications

1. **IWA21004**, Keith & Karolyn Champagne, 1321 Thompson Rd w/access from Becola Rd (Assessor’s map 114, block 24, lot 54), filling of about 150 square feet of wetlands to provide pedestrian access to Little Pond associated with the construction of single family home located in the 200 foot upland review area review area in Little Pond, stamped received 2/11/21, statutorily received 3/9/21 – M. Butts received the revised plans on 4/12/21. Daniel Blanchette was present on the meeting to discuss the changes that were made. He said the wetlands delineation was redone as requested at last meeting. They have expanded the size of the turning easement for plowing to 50’x75’. They found a place to move the proposed dock to a 40-foot section of high and dry land so that they do not need to complete any work in the wetlands. He also mentions they have already gotten the approval from NDDH. M. Butts mentions that she and C. Obert had gone out to the site and noted that the old access area that she had previously suggested for remediation actually appears to act as a potential filtration system so it would be better to keep it as is and do no remediation on it. She states she has no problem with the application as is except she suggests if approving the application, to add that no authorized work is to be initiated with this permit until the language for the proposed drainage easement identified in the application in the favor of the Town for the maintenance and snow removal for Becola Road has been submitted to the First Selectman and upon finding in writing by the First Selectman that the language is acceptable and said acceptable language for the easement is filed on the land records. **A motion is made by C. Obert to approve this application with the stipulation of the easement as noted by M. Butts.** There was no second on the motion, G. O’Neil asks if there are any questions by Commissioners since there was no second on the motion. F. Morano mentions that she is concerned with how close to the wetlands the house is going to be. M. Butts says this is being proposed to Planning and Zoning for a two lot subdivision and they will take into account all of the comments made on this item. There is explanation of the 50-foot access strip that is being put in to

satisfy the requirement for frontage, but the driveway will be located at the south of the lot due to the large amount of wetlands at the north end at the 50-foot access way. **C. Obert continues with the motion to approve the application with the condition that no work shall take place until the easement language is filed on the land record. Motion is seconded by F. Morano, All in favor.**

b) New Applications

1. **WAA21007**, Madison Avenue Investments, LLC, 0 Madison Ave. (Assessor's map 103, block 31, lot 6F, subdivision lot 6), septic system and footing drain in upland review area for new single- family home stamped received 3/24/2021, issued 3/25/21, legal notice to be published 4/16/21, appeal period ends 4/30/21 (replaces WAA20030) – The site plan is shown on screen. Due to a requirement by NDDH, the septic system has to be split into two separate pieces; half of the septic will be closer to the wetlands than originally approved. This plan has been approved by NDDH and no action is required by the Commission.
2. **WAA21008**, Jason Lavalley, 0 East Thompson Rd (aka 597 East Thompson Rd, Assessor's map 154, block 5, lot 10), construct underground utility in upland review area for a new single family home, stamped received 4/1/21, under review pending receipt of NDDH review – A map of the proposed utility trench layout is shown on screen. It will travel under an existing gravel road until it crosses Five Mile River and then it will skirt along the edge of the road up to the house. No work is within the upland review area. M. Butts explains that this land was originally offered as open space for the Town but it was rejected at a Town Meeting so now it is being proposed for development.
3. **WAA21009**, Neil P LLC, 520 Riverside Drive (Assessor's map 85, block 95, lot 10A), construction of a 132' X 54' new commercial building, stamped by the Town Clerk 3/31/20, under review – Janet Blanchette with J&D Civil Engineers is present to discuss this item. This is a proposed new building on the same site as the existing liquor store near the elderly housing complex. A similar application was previously approved, the only change is that the originally proposed building was going to be perpendicular to the existing building and this new application has the building right in line with the existing building. All work to be done is outside of the wetlands and close to the front of the lot. M. Butts makes note that one of the Town's unmaintained roads, Plum Road, is located in between the proposed new development and the elderly housing complex. There is no action required by the Commission.

- c) Applications Received After Agenda was Published – There were two applications that came in after the agenda was published. They came in the same day as the meeting and did not have time to get added to the agenda documents, so they were not discussed. They will be addressed next meeting.

F) Permit Extensions / Changes

- a) **IWA14019**, Patricia Rudzinski, 0 Labby Rd. (Assessor's map 95, block 27, lot 17), requesting a 3 year extension of gravel removal permit to expire 10/14/24, received by Wetlands Office 3/3/2021 – M. Butts would like to table this until next month so that she can have a chance to get out to the site to view it.

G) Violations & Pending Enforcement Actions

- a) **Cease & Restore Order VIOL20003** Scott Josey, 637 East Thompson Road, Assessor's map 154, block 5, lot 14: filling of wetlands and work within 100-foot upland review area, issued 3/5/2020, status of compliance with Cease & Restore Order – M. Butts and C. Obert went out to this site last week and spoke with Mr. Josey about the

work that needed to be done. He agreed to do the work. M. Butts will go back out to the site later this month to check if the work was done.

- b) **VIOL20033**, Jennifer Burlingame & Robert Lemieux, Jr., 480 Quaddick Town Farm Rd., Assessor's map 158, block 20, lot 8K, filling / earthmoving within 100-foot upland review area and possibly within delineated wetlands. Status of Notice of Violation issued 8/6/2020 – M. Butts still has not made it out to this site, she will try to get out there before the next meeting.

H) Other Business

- a) Discussion: Continuing use of Zoom meetings for future IWC meetings – It is still unknown if Governor Lamont will extend the executive order allowing the use of virtual meetings in place of in person meetings. The current executive order expires on April 20th. M. Butts will keep the Commission updated on the location of the next IWC meeting.

I) Reports

- a) Budget & Expenditures – Per Treasurer Chapin, the budget currently sits at \$7,015.03 with 72.8% of the budget expended. \$195 was encumbered this month for advertising.
- b) Wetlands Agent Report – UPDATES – There has been no change in the status of Court Appeal on Application IWA15029, River Junction Estates, LLC, or on the pre-1990 file destruction. As part of the MS4 Annual Report, M. Butts drafted and forwarded an ordinance for consideration to First Selectman St. Onge, addressing illicit discharge detection and elimination to Thompson's stormwater system. Complaint 20-05 has been closed, and in regard to Permit IWA19004, the mining operation is complete, but the land is still not fully stabilized. No further action by the Wetlands Office is planned as long as erosion and sediment controls are in place and no excessive turbidity reaches the pond.

INSPECTIONS/FOLLOWUP ACTIONS – Approval WAA18025, E&S controls were recently installed, the site will be reinspected in mid-April to check on those controls.

DEC20037/Complaint 20-11, On 3/9/21 an inspection revealed the pond cleaning work allowed under DEC20037 was completed and disturbed soils were beginning to stabilize with grass. These files are closed. Complaint 20-14, M. Butts needs to document the conditions for the Commission's determination as to the next course of action. Complaint 20-19, A letter will be sent to the property owners advising them to contact the Wetlands Office before conducting any further earthmoving work either in or within 100 feet of the ponded area. Complaint 21-01, in regard to a complaint of sewage smell, M. Butts observed what appeared to be septic effluent discharging from an embankment that abuts 245 Porter Plain Rd. On 3/15/21 an email was sent to NDDH referring the matter to the health district for investigation with a copy of the letter sent to DEEP. Complaint 21-02, while inspecting the Northeast Sand and Gravel, Inc gravel mining operation, M. Butts noticed various materials being stored on the Laroche property next to a watercourse. A letter was sent to Mr. Laroche to speak with her regarding regulated activities on his property. To date Mr. Laroche has not contacted her. She will keep an eye on the property for any new regulated activities while inspecting the mining operation next door. Complaint 21-03, Inspection is pending on a report of abandoned vehicles potentially polluting Quaddick Reservoir. Complaint 21-04, work proposed in Putnam affecting 316 County Home Road. M. Butts spoke with Putnam Wetlands Agent Bruce Fitsback who informed her that a riding arena and barn are proposed to be built very near the Putnam/Thompson town line. Approval was given by the Putnam IWC in November 2020 but due to a staffing change, Thompson IWC was not notified of the pending application as required by § 8-7d(f) of the Connecticut General Statutes. M. Butts received and reviewed a forwarded copy of the application and drawings. Thompson should not be adversely affected but she did provide advice to Mr. Fitzback to avoid the use of roadway millings for any upgrading of a wetlands/watercourse crossing associated with building access.

BUILDING PERMITS REVIEWED – Permit #21-076-B, Permit #21-081-B, Permit #21-083-B, Permit #21-084-B, Permit #21-088-B, Permit #21-089-B, Permit #21-094-B, Permit #21-102-B, Permit #21-109-B, Permit #21-0110-B, Permit #21-112-B.

MISCELLANEOUS – WAA16004, following a written request from Melissa Harmon for a 2-year extension of the approval on 3/16/20, M. Butts approved an extension of the Wetlands Agent Approval from 3/21/21 – 3/21/23.

PURCHASE REQUISITION STATUS – Four payments of \$44.10 to Stonebridge Press for legal notice; Paid \$1,000 to Eastern Connecticut Conservation District, Inc for annual budgeted support; Encumbered \$40, Stonebridge Press, legal notice.

J) Correspondence - None

K) Signing of Mylars – None

L) Comments by Commissioners – C. Obert thanks M. Butts for her help with what he spoke about at the end of last meeting regarding the vulnerable water sources in Town. He asks if she could give him any more formal help regarding the issue. She states he could try doing a google search for ordinances that already exist on similar matters in other towns to get an idea of how the language would need to be. She mentions there may have been a problem in the Town of Somers with water being taken and sold and that might be a good place to start his search.

M. Butts also mentions that Carolyn Werge has resigned as the Conservation Officer and the Town is going to be looking for a replacement. She asked if anyone had any suggestions of what to be looking for in a new replacement. She has a meeting coming up with First Selectman Amy St. Onge to discuss the situation.

M) Adjournment – A motion to adjourn the meeting was made by F. Morano, seconded by D. Chapin. The meeting was adjourned at 8:17pm.

Respectfully Submitted,

Ashley Pomes

Topic: Inland Wetlands Commission

Date: Apr 13, 2021 06:47 PM Eastern Time (US and Canada)

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-The Zoom Team