

TOWN OF FRANKLIN

INLAND WETLANDS AND WATERCOURSES COMMISSION (IWWC)

Franklin Town Hall
7 Meetinghouse Hill Rd.,
Franklin, CT 06254

MINUTES

REGULAR MEETING

February 5, 2019

7:30 p.m.

Note: These Minutes are Unapproved. Please review subsequent meeting minutes to determine formal approval of these minutes and if there were any corrections made.

1. Call to Order: Chairman Calli Carboni called the meeting to order at 7:35 p.m.

Members Present: Chairman Calli Carboni, Vice Chairman Leo Bienvenue, Joseph LeVasseur, Secretary Don Smith. **Members Absent:** Pat Coleman. **Alternate Members Present:** Niels Jeppesen. **Alternate Members Absent:** John McGuire.

Also Present: Ron Chalecki, Zoning Enforcement Officer, Charlie Grant, First Selectman, and Carly Myers, Southeast Connecticut Council of Governments (SECCOG).

2. Recognition of Visitors: Sam Giavara, Stephan Nousopoulos, Attorney William McCoy, representing Franklin Hills Estates & country Club. Jarred and DoryAnne Nasin.
3. Additions to the Agenda: None
4. Approval of Minutes:
 - A. December 4, 2018

MOTION #1 (02.05.19): made by Mr. Bienvenue SECONDED BY Mr. LeVasseur that the Inland Wetlands and Watercourses Commission approve Minutes of December 4, 2018 as submitted

VOICE VOTE: UNANIMOUS;

MOTION CARRIES

5. Report of the Wetlands Enforcement Officer:

Mr. Weber reported on correspondence received from CLA Engineers, Inc., dated January 28, 2019. The report outlined information from a site walk conducted by CLA in response to the General Permit Inspection Forms dated January 11, 2019 and submitted by Killingly Engineering Associates.

6. Unfinished Business: None

7. New Business:

- A. **IWWC # 18-03 Franklin Hills Estates & Country Club, LLC:** Revised Site Plan Review for Regulated Activities for property located on the westerly sides of Route 32, Avery Lane and Lathrop Lane, Franklin, CT, Map 37, Lot 1, existing use of property is golf course and support facilities under construction, proposed activity is golf course, driving-range, clubhouse, lodge, maintenance building, and support facilities.

APPLICANT / PRESENTATION: The following documents were submitted into the Administrative Application File:

- Landscape Creations: As related to Bond Estimate: Hydro-mulch approx. 1,524,600 sq.ft. of area w/hydro-mulch and tackifier @ total of \$122,655.00
- Robert Gilmore DEEP: email confirming Section 401 Water Quality Certification for remaining project activities will be done through the Pre-Construction Notification process under USACE's General Permit for State of CT.
- Statement of Use (provided by Applicant)
- Killingly Engineering Associates Opinion Probable Constr. Cost – E&S Controls & Restoration @ total of \$338,442.50
- Army Corps of Engineers letter specifying terms & conditions required in accordance with the authorized Connecticut General Permit and also required compliance of Conditions 1 through 6. Franklin Hills Estates & Country club is responsible for complying with all of the General Permit Requirements. This authorization expires August 19, 2021, unless the General Permits are modified, suspended, or revoked; and, they must commence or have under contract to commence the work authorized herein by August 19, 2021 and complete work by August 19, 2022. This permit does not obviate the need to obtain Federal, State, or Local Authorizations required by law.
- R.E.M.A Ecological Services report, dated January 29, 2019, providing descriptions of pertinent regulated wetland and watercourse resources, and discussion on potential direct and indirect impacts to these resources.

The applicant submitted a plan set with 24 sheets, dated January 2019. This is not the entire set of plans for the project. It is anticipated, Planning & Zoning will receive and application with a full set of plans.

GE.01 - GE.02	GENERAL NOTES, TABLES & LEGENDS
CON.01	PROPOSED CONSERVATION EASEMENT PLAN
SE.01 - SE.14	SOIL EROSION CONTROL PLANS 1 THRU 14
WIM.02	WETLAND IMPACT & MITIGATION PLAN
CON.01	PROPOSED CONSERVATION EASEMENT PLAN
SD.01, 02, 05	EROSION & SEDIMENTATION CONTROL DETAILS
11, & 16	

Chairman Carboni asked the applicant to provide, without charge by the Town, six full sets of plans for Commissioners. Mr. Giavana agreed he would provide the plans as soon as possible.

Chairman Carboni indicated IWWC is accepting Application #18-03 this evening and will ask for a review from Tom Weber, Wetlands Officer, Carly Myers, SECCOG, and Franklin Consulting Engineers from CLA Engineering.

Mr. Chalecki recommended Franklin Hills Estates & Country Club not submit a site plan application to Planning & Zoning in the next few weeks until IWWC approves their application. If IWWC recommends changes during their review process then plans that would have already been submitted to PZC would then have to be changed.

IWWC was in receipt of the following correspondence:

CLA SITE WALK RESPONSE: CLA submitted a Site Walk Response letter to Calli Carboni and IWWC, dated January 28, 2019. Their letter provided findings of a site walk performed January 11, 2019 in response to the General Permit Inspection form dated January 11, 2019, submitted by Norm Thibeault, Killingly Engineering Associates. The purpose of the CLA site walk was to verify the information provided by Norm Thibeault. The following items were generally noted in the report:

- *Area between Hole #15 and tee boxes and greens continues to deteriorate. With gully erosion present sediment is making it beyond silt fence.*
- *Hole #7: fence continues to deteriorate*
- *Hole #7th Fairway slope: rill erosion continues*
- *Hole #7: rill erosion continues*
- *Hole #15: erosion issues persist. Stone and check dam are not functioning properly*
- *Access to Hole #6: area appears to be stable*
- *Access Drive Lathrop Lane: stone diversion measures appear to function correctly*

In summary, it is the opinion of CLA that concerns listed in the three previous issued reports dated May 22, 2018, November 19, 2018, and December 5, 2018 have continually not been adequately addressed.

MOTION #2 (02.08.19): made by Mr. Bienvenue SECONDED BY Mr. Jeppesen that the Inland Wetlands and Watercourses Commission accept Application #18-13

VOICE VOTE: UNANIMOUS;

MOTION CARRIES

MOTION #3 (02.08.19): made by Mr. Jeppesen SECONDED BY Mr. LeVasseur that the Inland Wetlands and Watercourses Commission schedule a Public Hearing for April 2, 2019, with the meeting beginning at 7:30 p.m.

VOICE VOTE: UNANIMOUS;

MOTION CARRIES

8. Correspondence: Reviewed as submitted.

9. Report of the Chair: None

10. Public Comments: None

11. Adjournment:

MOTION #4 (02.08.19): made by Ms. Carboni SECONDED BY Mr. Jeppesen that the Inland Wetlands and Watercourses Commission adjourn the meeting at 8:00 p.m.

VOICE VOTE: UNANIMOUS;

MOTION CARRIES

Respectfully submitted,

Sherry Pollard,

Land Use Administrative Assistant