

**INLAND WETLANDS AND WATERCOURSES COMMISSION  
PLAINVILLE, CONNECTICUT  
June 1, 2022  
REGULAR MEETING  
MINUTES**

**REGULAR MEETING at 7:00 P.M.**

**MUNICIPAL CENTER  
ROOM 304 – COUNCIL CHAMBERS**

**PRESENT:** D. Garewski, P. LeBeau, P. Martin, P. Kilby, S. Talbot, R. Carrier

**ABSENT:** None

**STAFF:** M. Devoe, Town Planner

**I. ROLL CALL**

All members were present.

**II. PUBLIC COMMENTS**

None

**III. PUBLIC HEARINGS**

None

**IV. UNFINISHED BUSINESS**

**1. IW 03/22 ##3 – Townline Trade Center Association – Commercial Activity –  
1 Townline Road**

The applicant appeared informally before the commission in October and November of 2021. No application was made at that time.

The applicant is proposing the following work:

- Install an end wall and 18-inch diameter pipe approximately 70 feet in length to connect to existing 24-inch pipe at the northeasterly side of the property.
- Install a headwall catch basin in the end wall, top of catch basin to be 8" below the existing grade of the parking lot.
- After the pipe is installed, back fill with gravel and top with processed stone, also to be 8" below the existing grade of the parking lot.
- Work to take 3 days to be done in summer with no rain in the forecast for 3 days.

- No mitigation (haybales, silt fence) anticipated to be needed.

Attorney Galske was present to explain the application and answer questions.

The commissioners have some concerns about the proposal, the impact to the animals, fish in the immediate area, the size of the pipe; the commissioners are wondering why the pipe is not 24 inches.

The commissioners reviewed the criteria to determine significance, discussion followed. The commissioners asked questions. They determined that it would be a significant impact to the watercourse.

Mark DeVoe explained that an extension might be needed, and the applicant consented to an extension of time necessary to schedule the public hearing on 8/3/22.

**A motion was made by:** D. Garewski to find that application #IW 03/22#03 for Townline Trade Center Association **does** have a significant impact on the wetlands / watercourses.

**Seconded by:** S. Talbot

**All in Favor 6 to 0**

**Motion Passes**

**A motion was made by:** P. Martin to schedule a public hearing on 8/3/22 for application 03/22#03, 1 Townline Road.

**Seconded by:** S. Talbot

**All in Favor 6 to 0**

**Motion Passes**

P. Kilby explained to the applicant the items that the commission would need to review and consider approving his application:

1. Updated site plan.
  - a. Class D is fine
  - b. Defined wetland boundaries by a Certified Soil Scientist.
  - c. Detail sheet on the placement of and structural components of the pipe, overflow, and fill.
2. Soil Survey and report.
3. State reporting form - should be completed by project engineer.
4. Some form of civil engineering report and plan with a hydraulic analysis to support the chosen design that our Town Engineer can review. The Project Engineer may contact our Town Engineer if there are any questions as to what is necessary.
5. Environmental impact report including an assessment of the ecological qualities of the stream environment including plant and animal life, and what impacts enclosure will have on that ecosystem.

**V. NEW BUSINESS**

None

**VI. BILLS AND COMMUNICATIONS**

None

**VII. MINUTES**

**A motion was made by:** P. Martin to approve the regular meeting minutes of May 4, 2022.

**Seconded by:** S. Talbot

**All in Favor 6 to 0**

**Motion Passes, Minutes Accepted**

**VIII. PLANNER'S REPORT**

Mark talked about the following items:

- Mark introduced himself to the new commission members.
- Mark mentioned the improved minutes.
- Mark gave an update of the White Oak Property status as well as Statutory changes and potential regulation changes

Discussion followed on the above topics and Mark answered questions.

**IX. ADJOURNMENT**

**A motion was made by:** D. Garewski to adjourn the meeting at 8:40 pm.

**Seconded by:** P. Martin

**All in Favor 6 to 0**

**Motion Passes**

**Meeting adjourned at 8:40 pm.**

Respectfully submitted,

*Jennifer Dahlstrom*

Recording Secretary