

**CONSERVATION COMMISSION
INLAND/WETLANDS AGENCY
EAST GRANBY, CONNECTICUT
August 1, 2018 Minutes**

A regular meeting of the East Granby Inland Wetland/Conservation Commission was held on Wednesday, August 1, 2018. Members present when Chairman George Cornelius called the meeting to order at 7:00 p.m. were Daniel Methot, Frank Kilby, Michael Malloy, and Russell Houghton. Alternate Jennifer Frank arrived at 7:04 p.m.

PUBLIC HEARING

- A. Skyline Solar – Significant activity/ground mounted solar
140 North Main Street (CC#18-03)
(rec'd 6/06/18) (h/d 7/18/18 cont'd to 8/01/18) (d/d 9/05/18)

Fabian Wika, representing the applicant as well as owner Daniel Lasko were present to update the Commission. Mr. Wika reviewed the additional information submitted since the last hearing which included a soil scientist report, a survey, and photos of the staked out area and its proximity to the wetlands.

The location of the panels was designed to avoid the septic system as well as a tree. In response to questions from the last meeting, he noted that mowing of a 24" strip is noted to be done annually but he recommends quarterly. Any cleaning of the panels should be done using "Dawn" as it will be sufficient to remove dirt etc. and is environmentally friendly.

Jennifer Frank arrived at 7:04 p.m.

The location of the panels is meant to appease both the homeowner and the Commission. Mr. Wika reviewed the environmental report by Kate Bednaz. It concluded that there was minimal to zero impact on the wetlands and with the wetlands line now staked out, only three (3) of the anchors would be in the wetland area. The other anchors and the trench would not be encroaching. The solar array is 32'6" x 15' 3" and photos were distributed of similar arrays that show vegetative growth does occur under the panels so again, the impact is zero.

In response to an earlier question about the pool location, Mr. Haynes noted that the survey submitted at the time the house was built only showed the brook area to the rear of the property. The pool was installed in 1987 using that survey. The Building Official at that time would not have known of any wetland issues.

Mr. Wika reviewed several of the issues again to the benefit of Jennifer Frank who arrived a few minutes late.

The public hearing closed at 7:14 p.m.

NEW BUSINESS

- A. Skyline Solar – Significant activity/ground mounted solar
140 North Main Street (CC#18-03)
(rec'd 6/06/18) (h/d 7/18/18 cont'd to 8/01/18) (d/d 9/05/18)

A motion was made by Daniel Methot and seconded by Frank Kilby to approve Application #CC-18-03 by Skyline Solar as revised with the new materials and reports submitted and subject to the following condition as noted by staff: Prior to the issuance of a building permit, the area shall be staked out and inspected by the Wetlands Enforcement Officer to ensure the area is dry prior to installation. Votes in favor were unanimous. Motion carried.

- B. Juliano's Pools – upland review/in-ground pool/31 North Main Street
(#CC18-04) (rec'd 7/18/18) (d/d 9/05/18)

Eric Levesque was present from the pool company to answer any questions by the Commission. Mr. Haynes explained that the pool location was restricted by the septic location. Additional land was purchased for zoning purposes. Wetlands are actually located on the property to the rear and were flagged at the time of the sewer line installation to Metacomet Homes. The pool would be located 51 feet from the edge of the wetlands. E&S controls will be in place and all soil will be taken off site during construction. There was discussion on the use of chemicals. Mr. Levesque explained that a mineral system is now used instead of chlorination and its EPA certified.

A motion was made by Frank Kilby and seconded by Jennifer Frank to approve Application #CC-18-04 by Juliano's Pools as submitted subject to the following condition as noted by staff: Prior to the issuance of a building permit, the area of the pool shall be staked out and a silt fence and straw waddle shall be installed. The Wetland Enforcement Officer shall inspect the location of the aforementioned silt fence and straw waddle prior to construction of the proposed pool. Votes in favor were unanimous. Motion carried.

MINUTES

A motion was made by Michael Malloy and seconded by Daniel Methot to approve the minutes of 7/18//18 as submitted. The votes in favor were unanimous. Motion carried.

COMMUNICATIONS

The Commission received:

- An administrative approval for 26 Austin Brook Drive for a shed
- Minutes from the PZC special meeting on 7/31/18
- Additional information from staff and the applicant for the solar panel Application #CC18-03 for 140 North Main Street
- Goals for Conservation Commissions from Gary Haynes

- Staff report for Application #18-04 – 31 North Main Street in-ground pool

OLD BUSINESS

A. Wetlands Enforcement Report – No report. No current issues.

B. Director of Community Development Report

a.) **Administrative Approvals** – Mr. Haynes distributed an approval for a shed located at 26 Austin Brook Drive.

NEW BUSINESS

C. Conservation Commission Subcommittees

Mr. Haynes re-distributed some goals and their hierarchy that he had outlined previously. He encouraged the Commission to review and give him some feedback. He also noted several of the goals which had been accomplished already. As a Conservation Commission, their role is strictly advisory. Mr. Malloy suggested working in smaller subcommittees that would report back to the Commission. He noted that h the Board had lots of experience and knowledge and members could take on one small task at a time. Mr. Cornelius suggested working alongside the Land trust on several of these goals.

ADJOURNMENT

A motion was made by Daniel Methot and seconded by Frank Kilby to adjourn the meeting at 7:47 p.m. Votes in favor were unanimous. Motion carried.

Respectfully submitted,

Rosalie McKenney
Land Use Administrative Assistant