

**WINDSOR LOCKS INLAND WETLANDS WATER COURSES COMMISSION**  
**Wednesday, August 3, 2016, 7:00 PM**

**COMMISSION MEMBERS PRESENT:** Robert Crochetiere, Chairman; Maryjane Perrier, Vice Chair; Nicholas Giaccone, Richard Pease, and John Seaha.

**ALSO PRESENT:** Dan Malo, Wetlands Agent, Ms. Jennifer Rodriguez, Town Planner, Mr. Dana Steele, Town Engineer; Mr. Josh Wilson and Mr Chris Ferraro, representing Fuss and O'Neill.

Mr. Crochetiere asked for a motion to accept the July 7, 2016 Minutes. Ms. Perrier made a motion to accept the July 7, 2016 Minutes, seconded by Mr. Seaha. Motion carried.

**Continued Reviews:** (from 6-1-2016)

**a. 4 Lawnacre Road, Industrial Bay Garage** The Applicant Mr. Rolocut has withdrawn his application, because he was unable to acquire the proper documents in time. He will apply again at a later date.

**Old Business: Product Follow up and Violations:** 523 Halfway House Road: PCB Removal: Mr. Malo stated that the applicant notified abutters prior to IWWC review as part of DEEP approval. Mr. Malo and Ms. Rodriguez have an appointment to visit the site next week. The findings will be discussed at the next meeting.

**New Business / New Product Follow up and Violations:**

**a: Permit Application: 25 Canal Bank Road:** Mr. Wilson and Mr. Ferraro, representing Beacon Communities Services LLC Re. Montgomery Building, came before the Commission with a presentation of their plan for the site. The work will involve historic remediation and redevelopment of the Montgomery Mill with removal of the garage, construction of 160 Residential units. 'Dry parking spots' were discussed and a 'Snow removal plan' was requested of the applicant for the upcoming review. Mr. Steele spoke about discharge points on the site: Water leaving the site is not treated at this time before entering the river. The plan proposes to add four discharge points to convey treated storm water to the river.

The reason for the meeting was to receive the plan and determine if it has significant or insignificant impact on the Wetlands. Mr. Malo referred to the definition of 'Significant Impact' as outlined in the Town's Wetland Regulations. Mr. Malo, Ms. Rodriguez, and Mr. Steele had met with the applicant prior to discuss significant impact activities, and it was the applicant's intention to avoid any significant impact with their development plan. Mr. Seaha made a motion to receive the application, seconded by Mr. Giaccone. Motion carried. Mr. Pease then made a motion to defer to Mr. Malo, Ms. Rodriguez and Mr. Steele's opinion that the project has no significant impact on Wetlands; scheduling the application for review at the September meeting. Motion was seconded by Mr. Seaha. Motion carried.

**Public Input:** none

**Bills and Correspondence:** none

**Other staff or member concerns:**

There was a discussion on pool applications near upland review and water course areas.

Ms. Rodriguez spoke about the plan of Conservation and Development revision timeline. A meeting has been set up on September 14, 2016 at 6:00 PM in the Town Hall for the Commission to discuss the plan and potential revisions.

**Adjournment:** At 8:50 PM, Mr. Seaha made a motion to adjourn the meeting, seconded by Mr. Guthrie. Motion carried.

**Respectfully Submitted: Pauline G. Taylor Recording Secretary**