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7-9-19

### Minutes

### Inland Wetlands and Water Courses Commission

Regularly Scheduled Meeting: July 9, 2019

Town Hall, Lower Level Meeting Room

617 Orange Center Road

Orange, CT 06477

#### **Commission Members Present**

Chairman Mangione called the meeting to order at 7:35 p.m. In attendance were, Vice Chairman Ross, Commissioner Perfetto, Commissioner Hudson, Secretary Giovanelli, Recording Secretary Lynn Collucci, absent were Commissioner Ruotolo and Commissioner Ewen.

#### **Consideration of June 11, 2019 Minutes**

A motion was made by Commissioner Hudson to approve the June 11, 2019 Minutes as written. Seconded by Secretary Giovanelli, the motion carried 4-0-1 all were in favor, Chairman Mangione abstaining.

#### **For Receipt:**

Turkey Hill Road/Cranberry Lane

#### **For Discussion:**

Mr. Brian Philips P.E. of Langan Engineering and Environmental Services, representing Columbia Orange CT, LLC came before the Commission with a general overview for the proposed project which includes a three story assisted/independent living and memory care facility with associated parking, utilities and landscaping, which would encompass most of the 7.51 acre property. Mr. Philips stated that the site contained no wetlands or regulated areas, and that the proposed site is currently undeveloped and mostly wooded with a driveway that bisects the site. Mr. Philips further stated that the property slopes from the East with an elevation of 120 ft. down to the West side with an elevation of 70 ft. Mr. Philips apprized the Commission that the proposed project would be 365 ft. away from the closest wetland area.

Mr. Philips explained to the Commission the type of Storm Water Management Design they would be using for the proposed project, and that they had addressed all of Robert H. Brinton, Town of Orange Engineer concerns regarding their Design. After a short discussion among the Commissioner's, Commissioner Hudson made a motion to approve the application as presented along with the following Standard Conditions:

1. Permit will be issued upon completion and receipt of Contractor's Acknowledgment Form. Failure to do this will result in a cease and desist order due to lack of permit.

2. Any deviation from the approved site plan dated **6-5-19** prepared by **Langan** shall be brought to the attention of the Commission for further review. Failure to do this will result in a cease and desist order due to lack of permit.
3. The Commission shall be notified of any change in the engineering firm, currently **Langan**
4. Wetland Enforcement Officer be notified for the inspection of sediment and erosion controls prior to construction. Sediment and erosion controls including mud tracking pad(s) shall be maintained throughout construction.
5. Footing and roof drain pipes shall be protected from unwanted entry of foreign objects or fauna.
6. **Prior** to the Commission signing off on the Certificate of Occupancy an “as built” shall be submitted to and approved by the Commission or their duly authorized representative.
7. Have the septic system(s) staked. Notify the Wetland Enforcement Officer **prior** to construction to insure the required separating distance has been met.
8. Footing and roof drain pipes shall be protected from unwanted entry of foreign objects or fauna.
9. **Prior** to the Commission signing off on the Certificate of Occupancy an “as built” shall be submitted to and approved by the Commission or their duly authorized representative.
10. Twenty-four hour contact names and phone numbers of the construction supervisor and engineering firm be supplied to the Commission.
11. Construction/Time table sequence be provided.

Seconded by Secretary Giovanelli, the motioned carried; all were in favor 5-0-0.

With no other business to discuss Commissioner Hudson made a motion to adjourn the meeting, seconded by Commissioner Perfetto, all were in favor.

The meeting adjourned at 8:00 p.m.

Respectfully Submitted,

Lynn Collucci  
Recording Secretary

**Next Meeting is scheduled for August 13, 2019**