

City Of Torrington



LAND USE DEPARTMENT
(860) 489-2221

140 Main Street • City Hall
Torrington, CT 06790-5245
Fax: (860) 496-5928

MEMORANDUM

TO: Torrington Inland Wetlands Commission

CC: Martin Connor – City Planner

FROM: Jeremy Leifert – Asst. City Planner on behalf of the Torrington Conservation Commission *JK*

DATE: JUNE 11, 2020

RE: Besse Pond – 277 Winthrop Street (124/005/001) -
Advisory comment and recommendations for pond
hydro-raking and vegetative clearing project

URGENT FOR REVIEW PLEASE COMMENT FOR YOUR USE PLEASE RECYCLE

NOTES/COMMENTS:

The Torrington Conservation Commission (the “Commission”) has reviewed the application materials submitted by Solitude Lake Management on behalf of the City of Torrington Parks and Rec Department for Inland Wetlands permit #WC 20-05-03. The applicant seeks to perform a multi-year hydro raking project to remove organic material from the pond bottom as well as removal of vegetation and accumulated sediment at the mouth of the inflow stream. Staff conducted a site walk with Brett Simmons, Parks & Rec Superintendent in Fall 2019 on site to discuss the project.

In submitting this advisory memorandum the Conservation Commission acts under the authority of Section 7-131a of the Connecticut General Statutes which stated that the Commission may **“Make recommendations on proposed land use changes to zoning commissions, planning commissions, inland wetlands agencies and other municipal agencies”**. In acting under the authority of this statute, the Commission makes the following comments and recommendations for the above referenced application:

The Conservation Commission is generally in support of this project, as the overall objective is to improve the long term water quality of the pond and the viability as a recreational resource.

Specific comments and recommendations on the proposed project are as follows:

1. The project proposes the removal of all vegetation from the northeastern area of the pond where sediments and vegetation has accumulated over the years at the stream inlet to the pond. The commission recommends the following:
 - Preservation of the area of cattails along the eastern edge of pond for wildlife habitat
 - Preservation of any “specimen” trees (any trees over 18” in diameter). If any such trees cannot be preserved, new trees should be planted in an appropriate location near the pond.

- Proper soil and erosion controls should be placed around all spoil piles.
 - It is recommended that the Parks and Rec Department, in consultation with the contractor at the site, evaluate environmentally friendly reuse of de-watered organic spoils from the hydro-raking activity
2. Torrington Plan of Conservation and Development (POCD): A review was conducted of portions of the POCD related to conservation (Section 4 – Natural Resources, Section 5 – Open Space and Greenways and Section 6 – Community Character) and has found the proposed development to be generally in conformity with the POCD or directly addressed in the comments and recommendations in this document.

END OF MESSAGE

CITY OF TORRINGTON



LAND USE OFFICE
140 Main Street • City Hall
Torrington, CT 06790-5245

Phone: (860) 489-2221
Fax: (860) 496-5928
www.torringtonct.org

To: Inland Wetlands Commission
From: Jeremy Leifert, Asst. City Planner/Wetlands Agent *JL*
Subject: Application WC 20-05-03, Brett Simmons, Torrington Parks & Rec Dept. – 277 Winthrop Street (Besse Pond). Application for multi-year pond hydro-raking and sediment and vegetation removal in the pond and upland areas.
Date: June 16, 2020

The City of Torrington's Inland Wetlands and Watercourses Commission (the "Commission"), based on the oral and written testimony from the applicant, the applicants' engineer and City staff at the May 19, 2020 meeting as well as this meeting regarding the above referenced application must:

1. Review the proposed activity and make a determination that the activity meets the criteria outlined in the City of Torrington Inland Wetlands and Watercourses Regulations, Section 10.2 - Criteria for Decision. The commission may act on the application at this meeting if a positive determination is made.

The record contains the following documents (in chronological order):

- Permit application WC 20-05-03 filed on April 24, 2020
- Report titled "Hydro-raking services at Besse Pond" submitted by Solitude Lake Management, Shrewsbury, Massachusetts on behalf of Brett Simmons, Superintendent of Torrington Parks and Recreation. Dated April 7, 2020.
- Memorandum of advisory comments from the Torrington Conservation Commission, dated June 11, 2020

In reviewing the above Inland Wetlands applications, plans, documents, and testimony presented to the Commission at the May 19, 2020 IWC meeting and this meeting, it is my opinion that:

1. The proposed activity is proposed to be conducted directly in regulated wetlands and watercourses as well as regulated upland review areas on the property, establishing jurisdiction for a permit application to the Commission to conduct regulated activities.
2. The activity as proposed will have minimal to no adverse impacts to the character or function of the wetlands and watercourses on the property and has the potential to improve water quality and potential for support of fish and wildlife species through the removal of organic material on the pond bottom
3. Since the application was deemed to be "not a significant activity" at the May 19, 2020 IWC meeting, the Commission is not required to consider feasible and prudent alternatives to the proposed activity or to hold a public hearing on the application
4. The proposed activity is consistent with reasonable use of the property and promotes the health and safety of the residents by potentially improving water quality and expanding recreational opportunities on a pond open for public recreational use.

I recommend that the permit application be approved in accordance with the submitted record and with the following conditions:

1. The comments contained in the Conservation Commission memorandum of June 11, 2020 shall be given due consideration and implemented where practical in the project plan to the satisfaction of the Inland Wetlands Commission and the Wetlands Enforcement Officer.
2. If the authorized activity is not completed within five (5) years from the initial issuance date of: **June 16, 2020**, said activity will cease and, if not previously revoked or specifically renewed or extended, this permit will be null and void. Any request to renew or extend the expiration date of a permit should be filed in accordance with the Inland Wetlands Regulations of the City of Torrington. Expired permits may not be renewed and the Inland Wetlands Commission may require a new application for regulated activities.
3. The permittee will notify the Inland Wetlands Enforcement Officer upon commencement of work and upon its completion.
4. No equipment or material including without limitation, fill, clippings, brush, construction materials, or debris, will be deposited, placed, or stored in any wetland or watercourse on or off site unless specifically authorized by this permit. Any such activity not authorized by this permit may be just cause for revocation of the permit.
5. Erosion and sedimentation controls are installed and inspected **prior** to start of construction.
6. General permit provisions as enumerated in Section 11.9 of the Regulations

CITY OF TORRINGTON



LAND USE OFFICE
140 Main Street • City Hall
Torrington, CT 06790-5245

Phone: (860) 489-2221
Fax: (860) 496-5928
www.torringtonct.org

To: Inland Wetlands Commission
From: Jeremy Leifert, Asst. City Planner/Wetlands Agent *JL*
Subject: Application WC 20-05-04, 67 Stoneridge Drive – David and Mona Zygmont
Application for embankment repair and stabilization in and upland review area adjacent to an intermittent watercourse at the above referenced property.
Date: June 16, 2020

The City of Torrington's Inland Wetlands and Watercourses Commission (the "Commission"), based on the oral and written testimony from the applicant, the applicants' engineer and City staff regarding the above referenced application at the June 16, 2020 meeting must:

1. Review the proposed activity and make a determination that the activity meets the criteria outlined in the City of Torrington Inland Wetlands and Watercourses Regulations, Section 10.2 - Criteria for Decision. The commission may act on the application at this meeting if a positive determination is made.

The record contains the following documents (in chronological order):

- Permit application WC 20-05-04 filed on May 18, 2020
- Drawing titled "Site Development Plan prepared for David J. & Mona L. Zygmont, 67 Stoneridge Drive, Torrington, Connecticut" by Berkshire Engineering & Surveying LLC, Bantam, Connecticut. Dated May 6, 2020.
- Email comments from Paul Kundzins, City Engineer, dated June 12, 2020

In reviewing the above Inland Wetlands applications, plans, documents, and testimony presented to the Commission at the May 19, 2020 IWC meeting and this meeting, it is my opinion that:

1. The proposed activity is in a regulated upland review area adjacent to an intermittent watercourse on the western edge of the property, establishing jurisdiction for a permit application to the Commission to conduct regulated activities.
2. The activity is proposed in such a way that there are minimal to no adverse impacts to the character or function of the nearby wetlands and watercourses on the property and has the potential to improve water quality through control of persistent erosion issues
3. Since the application was deemed to be "not a significant activity" at the May 19, 2020 IWC meeting, the Commission is not required to consider feasible and prudent alternatives to the proposed activity or to hold a public hearing on the application
4. The proposed activity is consistent with reasonable use of the property and promotes the health and safety of the residents by controlling potential erosion issues into a nearby intermittent watercourse and preserving water quality

I recommend that the permit modification application be approved with the following conditions:

1. The comments contained in the City Engineers' email of June 12, 2020 shall be addressed by the applicants engineer to the satisfaction of the Commission and the Wetlands Enforcement Officer.
2. If the authorized activity is not completed within five (5) years from the initial issuance date of: **June 16, 2020**, said activity will cease and, if not previously revoked or specifically renewed or extended, this permit will be null and void. Any request to renew or extend the expiration date of a permit should be filed in accordance with the Inland Wetlands Regulations of the City of Torrington. Expired permits may not be renewed and the Inland Wetlands Commission may require a new application for regulated activities.
3. The permittee will notify the Inland Wetlands Enforcement Officer upon commencement of work and upon its completion.
4. No equipment or material including without limitation, fill, clippings, brush, construction materials, or debris, will be deposited, placed, or stored in any wetland or watercourse on or off site unless specifically authorized by this permit. Any such activity not authorized by this permit may be just cause for revocation of the permit.
5. Erosion and sedimentation controls are installed and inspected **prior** to start of construction.
6. General permit provisions as enumerated in Section 11.9 of the Regulations

Jeremy Leifert

From: Paul Kundzins
Sent: Friday, June 12, 2020 10:05 AM
To: Jeremy Leifert
Cc: Linda Orr
Subject: FW: 67 Stoneridge Drive, Torrington
Attachments: 67 Stoneridge Drive IW Application.pdf; 67 Stoneridge Drive Site Plan.pdf

Jeremy,

1. Depending on which side of the house they will use for access, if that access disturbs the ground and has the potential for erosion– additional silt fence may be required especially to the protect the property to the south.
2. It should be noted on the plan that all areas disturbed during construction (ie access) are to be restored to same or better condition.
3. The end of the 4” roof drain pipe is shown ending in 6” rip rap stone – The end of the pipe should be protected with smaller stone and marked so the end can be found and maintained. The plan should show a detail for the end of the pipe.
4. Depending on how much of the roof is connected to the 4” pipe – the owner may want to consider upsize to 6” diameter.

Paul.

*Paul Kundzins, P.E.
Deputy Public Works Director – City Engineer
City of Torrington
140 Main Street
Torrington, CT 06790
860-489-2234*

 Chat with me on Teams!

From: Jeremy Leifert
Sent: Thursday, June 11, 2020 4:27 PM
To: Paul Kundzins <Paul_Kundzins@torringtonct.org>
Subject: FW: 67 Stoneridge Drive, Torrington

Paul,

This application is before the wetlands commission for a possible decision on Tuesday of next week. Do you have any comments or concerns on the plans?

Thanks,

Jeremy

From: berkshiredsm@aim.com <berkshiredsm@aim.com>

Sent: Wednesday, May 06, 2020 4:46 PM

To: Jeremy Leifert <Jeremy_Leifert@torringtonct.org>

Subject: 67 Stoneridge Drive, Torrington

Hi Jeremy,

This site is owned by my surveyor Dave Zygmunt. We discussed this about 5-6 weeks ago. Please take a look at it and give me a call when convenient.

Thanks and stay safe.

Dennis S. McMorrow, P.E.

Berkshire Engineering & Surveying, LLC

P: 860-567-8007 F: 860-567-8006