

**TOWN OF WASHINGTON
BRYAN MEMORIAL TOWN HALL
POST OFFICE BOX 383
WASHINGTON DEPOT, CT 06794**

INLAND WETLANDS COMMISSION SITE INSPECTION REPORT

APPLICATION: IW-21-6E Application for a modification / incidental maintenance

TIME: 4:00-4:45 p.m.

APPLICANT: Gordon Edelstein and Amanda Salles

ADDRESS: 274 Nettleton Hollow road, Washington, CT

DATE: 06/01/2021

REASON FOR APPLICATION MODIFICATION: Landscaping design plan

MEMBERS PRESENT: Bob Papsin, Susan Branson, Bruce Bennett and Larry Gendron

OTHERS PRESENT: Gordon Edelstein, Lisa Turoczi

OBSERVATIONS:

Site inspection participants gathered at the northern edge of the property. After introductions, Ms. Turoczi gave the commissioners an overview of the property and all proposed projects. Mr. Papsin referenced the Septic System Plan dated 5/18/2012 by Brian Neff, engineer, noting the wetlands boundary demarcation in relation to the proposed landscaping design plan footprint. Mr. Papsin noted the proximity of the wetlands to the landscaping plan area, and confirmed that it was well within the URA; therefore, an exemption would not be appropriate, rather, an application for the proposed landscaping plan would need to be filed.

The participants noted that they would not review the proposed work that was not part of the landscaping design plan at this time. It was confirmed that any additional work at the property would be filed at a later date as a modification to the pending application. Commissioners confirmed they would revisit the site at that time.

The participants proceeded to the center of the landscape area. Ms. Turoczi confirmed

- All invasive plant species would be removed and will be taken immediately off site.
 - The landscape area would be drop leveled by 1 (one) foot.
 - The soil removed from the leveling would be used to backfill the proposed 18 inch high stone retaining wall which will run along the northern edge of the landscaping area. The stone wall will be built on a crushed stone bed.
 - Any excess soil not used to backfill the proposed stone wall will be stored on site. Soil will be protected with silt fencing, hay bales and tarps. Ms. Turoczi showed the commissioners the area earmarked for soil storage.
 - The overall topography in the landscape area will be regraded to allow for natural runoff away from the house, emptying to the southern side of the sloped (north-south) property.
 - There will be a rain garden on the southern edge of the landscape area. 4" buried roof drainage pipe from the house will empty into the rain garden.
 - The proposed patio will be composed of pea stone and there will be a stone walkway from the driveway to the central doorway of the house.
 - The southern edge of the driveway will be expanded by a few feet in width.
 - Large black birch trees on northern boundary will remain. Mature native shrubs and trees remain along the roadside boundary.
 - A small excavator and track pads will be used for the drop leveling and overall construction.
- Commissioners asked for a sequence of construction.

Respectfully submitted,
Larry Gendron / 06/02/2021