

**CITY OF BRIDGEPORT
INLAND WETLANDS AND WATERCOURSES AGENCY
REGULAR MEETING
MARCH 30, 2015**

ATTENDANCE: Mel Riley, Chairman; Barbara Freddino, Acting Secretary; Edgar Rodríguez, Reggie Walker, Bob Filotei, Carlos Moreno, Robert Morton, Tom Fidele

STAFF: Dennis Buckley, Zoning Official; Matthew Popp, Inland Wetlands Agency Consultant, Atty. Ed Schmidt, Associate City Attorney

CALL TO ORDER.

Acting Chairman Riley called the meeting to order at 6:07 p.m. A quorum was present. Commissioner Riley introduced the members seated.

A. PUBLIC HEARING

1. Application 2015-01 by Sacred Heart University, Inc. for an Inland Wetlands Permit for construction on an Academic Building at 4000 Park Avenue.

Mr. Popp, the consultant for Inland Wetlands, came forward and said that the application was for an 8 plus acre site.

Atty. William Fitzpatrick came forward and introduced himself. He said that he was representing Sacred Heart University. He noted that there was a public hearing scheduled by P&Z and the presentation would be focused on inland wetlands.

Mr. Daniel Graniss came forward and gave a brief overview of the timeline of the application. He displayed an aerial photo of the area and indicated where the artificial turf field had been located. Mr. Graniss said that the field had always been an artificial field. The project was moved back to provide a full buffer of the wetlands. Therefore there will be no impact on the wetlands. He then reminded everyone that previously there had been no storm water treatment or drainage on the site and that with the rearrangement of the project, a system would be installed to treat the first flush of rainwater and all subsequent run off.

Atty. Fitzpatrick came forward and gave a brief summary of the project and requested the Commission approve the application.

Commissioner Walker asked for more details regarding where the wetlands were located on the property. Mr. Popp indicated where it was on the aerial photograph.

Commissioner Freddino asked where the storm basin would be located. Mr. Popp indicated its location.

Commissioner Morton asked about a break in the trees. Mr. Popp said that it was a natural break. Mr. Graniss said that there was a steep slope near the break. The construction will not impact the wetlands and other than removing invasive, there will be no work done in the wetlands buffer.

Commissioner Riley asked if there was anyone present who wished to speak in favor of the application.

Council Member AmyMarie Vizzo-Paniccia from the 134th District came forward and said that she was in support of the project. She said that in working with the National League of Cities, she had discovered that there is a great deal that can be done to make the situations with universities improve. She said that there would need to be more discussions about working with the universities.

Commissioner Riley asked if there was anyone present who wished to speak in opposition to the application. No one came forward.

Mr. Popp reviewed his proposed conditions.

Commissioner Freddino asked if this project was the best use of the property. Mr. Popp said yes.

Commissioner Riley then closed the public hearing portion of the meeting.

• **Application 2015-01 4000 Park Avenue.**

**** COMMISSIONER FREDDINO MOVED TO APPROVE THE APPLICATION WITH THE FOLLOWING CONDITIONS:**

- 1. PRIOR TO THE START OF CONSTRUCTION, THE APPROVED SITE PLANS SHALL BE REVISED TO INCLUDE THE FOLLOWING ITEMS:**
 - A. THE PLANTING OF 5 ADDITIONAL SHADE TREES ALONG PARKING AREAS TO AID IN REDUCING THERMAL POLLUTION OF STORMWATER RUNOFF.**
 - B. THE DEBRIS PILES LOCATED TO THE SOUTHEAST OF**

THE EXISTING SOCCER FIELD SHALL BE REMOVED, THE AREA GRADED SMOOTH, AND REPLACED WITH NATIVE TREES AND SHRUBS.

- C. PROPOSED MEASURES FOR THE ERADICATION OF THE JAPANESE KNOTWEED GROWING TO THE SOUTH AND EAST OF THE EXISTING SOCCER FIELD. THESE CONTROL MEASURES SHOULD LAST FOR A MINIMUM 3 YEAR PERIOD AND ALSO INCLUDE REPLANTING THE AREA WITH NATIVE TREES AND SHRUBS.**
- D. THE ENHANCEMENT OF THE OVERALL WETLAND BUFFER BY MEASURES SUCH AS THE PLANTING OF NATIVE TREES AND SHRUBS TO IMPROVE STORMWATER RUNOFF BY NUTRIENT UPTAKE AND GENERAL WILDLIFE HABITAT PURPOSES.**
- E. A DETAILED PLANT LIST (WITH SPECIFIC QUANTITIES, SIZES, AND ROOT TYPE) FOR THE PROPOSED LANDSCAPING OF THE STORMWATER BASIN, THE 100' UPLAND REVIEW AREA, AND SHADE TREES SHALL BE SHOWN ON THE FINAL SITE PLANS. MINIMUM SIZES OF PLANT MATERIAL AT TIME OF PLANTING SHALL BE 2.5" CAL. FOR SINGLE-STEMMED TREES, 5' FOR MULTI-STEMMED TREES, AND 24" HT. FOR SHRUBS.**

THE REVISED PLAN(S) WITH THE INFORMATION REQUESTED ABOVE SHALL BE SUBMITTED TO AND APPROVED BY THE IWWA FOR PERMIT COMPLIANCE PURPOSES PRIOR TO THE START OF CONSTRUCTION.

2. THE STORMWATER MAINTENANCE PROGRAM NOTES (ON SHEET C101), SHALL BE REVISED TO INCLUDE THE CONTROL AND REMOVAL OF INVASIVE PLANT SPECIES AS NEEDED. THE REVISED NOTES SHALL BE REVIEWED AND APPROVED FOR PERMITTING COMPLIANCE PURPOSES BY THE IWWA PRIOR TO THE START OF CONSTRUCTION.

3. UPON COMPLETION OF THE WORK AND PRIOR TO THE RETURN OF THE BOND, THE PROJECT LANDSCAPE ARCHITECT SHALL CERTIFY IN WRITING TO THE IWWA THAT THE INSTALLED LANDSCAPING WAS PLANTED AS INTENDED ON THE APPROVED PLANS AND AS CONDITIONED BY THE IWWA PERMIT.

4. UPON COMPLETION OF THE WORK AND PRIOR TO THE RETURN OF THE BOND, THE PROFESSIONAL ENGINEER SHALL CERTIFY IN WRITING TO THE IWWA THAT THE INSTALLED DRAINAGE SYSTEM WAS INSTALLED AS INTENDED ON THE APPROVED PLANS AND AS CONDITIONED BY THE IWWA PERMIT.

5. PRIOR TO THE START OF SITE WORK, A \$15,000 BOND OR OTHER SURETY IS TO BE POSTED WITH THE CITY WHICH COVERS THE COSTS ASSOCIATED WITH THE STORMWATER RUNOFF MANAGEMENT, THE PLANTING PLAN, AND THE INSTALLATION, MAINTENANCE AND MONITORING OF THE SEDIMENT AND EROSION CONTROLS AS NOTED ON THE APPROVED PLANS. THE PLANTING PORTION OF THE BOND (\$5,000) SHALL BE HELD FOR TWO FULL GROWING SEASONS TO INSURE A 90% TREE AND A 67% SHRUB SURVIVAL RATE.

**** COMMISSIONER FIDELE SECONDED.
** THE MOTION PASSED UNANIMOUSLY.**

OTHER BUSINESS.

There was no additional business to consider at this time.

MINUTES.

March 2014; July 2014, September 2014, November 2014, and February 2015.

**** COMMISSIONER RODRÍGUEZ MOVED TO APPROVE THE MARCH 2014 MINUTES.**

**** COMMISSIONER MORTON SECONDED.**

**** THE MOTION TO APPROVE THE MINUTES OF MARCH 2014 AS SUBMITTED PASSED UNANIMOUSLY.**

**** COMMISSIONER RODRÍGUEZ MOVED TO APPROVE THE JULY 2014 MINUTES.**

**** COMMISSIONER FIDELE SECONDED.**

**** THE MOTION TO APPROVE THE MINUTES OF JULY 2014 AS SUBMITTED PASSED UNANIMOUSLY.**

**** COMMISSIONER RODRÍGUEZ MOVED TO APPROVE THE SEPTEMBER 2014 MINUTES.**

**** COMMISSIONER FIDELE SECONDED.**

**** THE MOTION TO APPROVE THE MINUTES OF SEPTEMBER 2014 AS SUBMITTED PASSED UNANIMOUSLY.**

**** COMMISSIONER RODRÍGUEZ MOVED TO APPROVE THE NOVEMBER 2014 MINUTES.**

**** COMMISSIONER MORTON SECONDED.**

**** THE MOTION TO APPROVE THE MINUTES OF NOVEMBER 2014 AS SUBMITTED PASSED UNANIMOUSLY.**

**** COMMISSIONER MORENO MOVED TO APPROVE THE FEBRUARY 2015 MINUTES.**

**** COMMISSIONER FIDELE SECONDED.**

**** THE MOTION TO APPROVE THE MINUTES OF FEBRUARY 2015 AS SUBMITTED PASSED UNANIMOUSLY.**

ADJOURNMENT.

**** COMMISSIONER RODRÍGUEZ MOVED TO ADJOURN.**

**** COMMISSIONER FIDELE SECONDED.**

**** THE MOTION PASSED UNANIMOUSLY.**

The meeting adjourned at 6:34 p.m.

Respectfully submitted,

S. L. Soltes

Telesco Secretarial Services.