



# TOWN OF WESTBROOK

## WETLANDS

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### MINUTES OF SITE WALK 517 POND MEADOW ROAD NOVEMBER 19, 2011

Site walk for a proposed gravel road and utility corridor between 517 Pond Meadow Road and 41 Pequot Park Road.

PRESENT: Mike Engels, Nancy Rudek, Mark Pereira, Dwayne Xenelis, Ben Xenelis, Samantha Crowley,  
David Stein, Janet Velsmid, Matthew White and Chris Hallahan

David Stein called the meeting to order at 9:03 a.m.

The site walk started at the beginning of the proposed road at the driveway of 517 Pond Meadow Road, across from McVeagh Road. The roads will then branch off and then cross onto the Lee Company property to leave a buffer between the driveway and the Richards Farm property. The road will parallel the property line until it reaches the first wetland crossing. The Commission walked to the first wetland crossing.

Matthew White explained that the 48-foot wide crossing with a 26-foot wide box culvert was proposed at the narrowest point of the wetland and stream that flows to Dee's Pond. Mark Pereira questioned whether drainage calculations had been submitted for this crossing. Matthew White thought that there was some information submitted for this crossing on a previous application.

The Commission commuted by truck to the second wetland crossing. Matthew White noted that he had not seen any water flow in this area in the past, but there is some flow today, so in a significant rainstorm, there would be some flow. The culvert is proposed to be 30 inches in diameter because the drainage area is not large. Retaining walls are proposed on both sides to limit the grading and wetland fill in the crossing. The retaining walls and road bed will be approximately 4 feet higher than the existing elevation. The fill will include the 26 feet of the future two-lane road plus 2 feet on the south side and 5 feet on the north side. More fill is proposed on the north side because the Planning Commission wants the applicant to maintain enough room for a sidewalk. Samantha Crowley asked if the road became a town road and was milled and paved, would there be an additional approval process involved. Matthew White stated he that believed that there would be on account of the additional impervious surface and the run-off would increase. There is no subsurface drainage proposed at this time as the gravel road is designed for sheet flow with vegetated swales where necessary. Samantha Crowley asked whether the utilities were already scheduled for installation. Matthew White explained that the water company built a water tank to the west and is looking for an east-west connection to boost pressures and water flow, and they are planning on making that connection. This proposed road would be the route for the gas line installation as well. The power company may be interested as well.

The Commission then drove to an area where the road is proposed to cross through the regulated area. There is a 24" culvert proposed because of a dip in the land, and the grading is a little higher than the dip, so they are allowing the runoff to go through. There was another culvert proposed in an open graded area on the Richards Farms property at a low point in a hill, to keep the flowing water from overtopping the road.

The meeting was adjourned at 9:55 a.m. and the Commission traveled by truck back to 517 Pond Meadow Road.

Respectfully submitted,

Heidi K. Wallace