

Memorandum for the Record
Application # 22 IWC 27

IWC Regular Meeting – Thursday, December 15, 2022

Prepared by Meredith Badalucca, Zoning & Wetlands Enforcement Officer

Owner/Applicant: Connecticut Light & Power dba Eversource Energy Service Co.
Address: 128 Moxley Road (MLB 010-008-000)
Submitted: December 6, 2022
Date Received by IWC: December 15, 2022 (*DRD – 2/18/2023*)

Applicant Request: Regulated activities to install four (4) monitoring wells.

Activity Description:

Wetland Disturbance Area	0 sqft permanent, 1,000 sqft temporary
Watercourse/Waterbody Disturbance Area	0 sqft
Upland Review Disturbance Area	30 sqft

Review of Staff Comments:

- The property is located on approximately 14.34 acres in the R-40 zoning district and contains both open water and wetland areas.
- The applicant states that approximately a 4.9 acre area within the center of the property is known to be impacted by ash material.
- On October 24, 2019, May 12, 2022 and July 20, 2022 a Tighe & Bond Certified Soil Scientist and Professional Wetland Scientist conducted wetland resource area delineations within the limits of the project area. The results can be found in the application package.
- The applicant states that based on the FEMA Panel Number 09011C0342G, the project site is located within Zone A.
- The applicant is proposing to install four (4) two-inch diameter monitoring wells at locations shown on Figure 1 in Appendix A. The placement of these wells will expand the area for evaluation of groundwater flow and conditions at the site.
- The proposed work will require some vegetation cutting to allow for equipment to access the well locations. The access path coincides with the approximate route cleared in 2007 and 2019.
- The applicant states in part, “No work is proposed in the wetlands or watercourses with the exception of one temporary wetland crossing to reach an upland well location. The monitoring well installations will not result in alteration of the site outside of the eight-inch borehole required to install the two-inch diameter well and casing and associated one-square foot concrete pads.”
- The proposed temporary wetland crossing is approximately 1,000 sqft and will be completed using hand-carried plastic mats. These mats will be removed at the completion of the well installation, which is typically one to two days.
- Three of the four wells are proposed to be installed within the 50 foot Upland Review Area. The applicant states that approximately 1 cy of material will be removed during drilling and 30 sqft of permanent disturbance will result from the proposed work.

- The proposed monitoring wells will be installed using a GEOprobe 7822 drill rig equipped with rubber-covered tracks. A 4 ¼ inch hollow stem auger will be then used to create an eight-inch diameter borehole approximately 13-15 feet below grade to allow for the 2” outer diameter by 10 foot length PVC well to be installed. The remaining area above the bentonite seal of the borehole will be back filled with clean sand or soils. The wells will be sealed with an expandable, locking well plug. A protective metal standpipe will be installed at each well that is secured within a concrete pad at its base.
- Any excess soils and historic fill will be containerized in 55-gallon drums, staged and removed from the property. Clean soil from the three wells beyond the ash disposal area will be redistributed in the upland review area.

Considerations for Action:

If the Commission is inclined to approve the request of the Applicant for a permit for proposed activity, the following language for a motion of approval is suggested:

After giving due consideration to all relevant factors including those in Section 10 and/or Section 6 of the Montville Inland Wetland Regulations and Section 22a-41 of the Connecticut General Statutes, I move to approve application **22 IWC 27** – Owner/Applicant: Connecticut Light and Power Company dba Eversource Energy Service Company for regulated activities in conjunction with the proposed installation of four (4) monitoring wells at 128 Moxley Rd (010-008-000), Uncasville, CT as depicted in the application and narrative dated December 1, 2022.

Standard Reasons for Approval apply as follows:

1. The environmental impact of the proposed project does not have a significant effect on the inland wetland's and watercourse's capacity to support fish and wildlife, to prevent flooding, to supply and protect surface and groundwater, to control sediment, to facilitate drainage, to control pollution, to support recreational activities, and to promote public health and safety.
2. The Commission has determined that the relationship between the short-term uses of the environment and the maintenance and enhancement of long-term productivity will have no impact on the surrounding wetland system
3. The proposed activity will not have irreversible and irretrievable commitments of resources.
4. The proposed project will not change the character and or add degree of injury to, or interference with, safety, health, or the reasonable use of property, including abutting or downstream property.
5. The proposed activity use is suitable to the area.
6. The applicant has taken all feasible measures to mitigate the impact of any aspect of the proposed regulated activity.