

**APPLICATION FOR PERMIT FOR USE OF
INLAND WETLANDS AND WATERCOURSES OR UPLAND REVIEW/BUFFER AREAS**
Lisbon, Connecticut

NAME OF APPLICANT:

Donna Gremminger

To be completed by Commission:

Application No.: _____

Date of Receipt: _____

Application Fee: _____

ADDRESS OF APPLICANT:

Home: 20 Lisbon Heights Rd. Lisbon

Business: N/A

NAME OF PROPERTY OWNER: Donna Gremminger

ADDRESS: 29 Ross Hill Rd. Ext. Lisbon

TELEPHONE: Applicant 860-639-3539 Owner _____

**Written consent must be attached if Applicant is not the property owner.

**Written description of functions of Wetlands and Watercourses must be attached as per Section of 7.4.4.

PURPOSE AND DESCRIPTION OF PROPOSED ACTIVITY, INCLUDING ANTICIPATED COMPLETION DATE: (Use additional sheet if needed)

I would like to build a single family home (ranch ~ 2,000 sq ft.) on my property. I have not started building, but I believe the completion will be done by late summer of 2024.

GEOGRAPHICAL LOCATION OF PROPERTY TO BE AFFECTED BY PROPOSED ACTIVITY, INCLUDING, BUT NOT LIMITED TO, A DESCRIPTION OF THE LAND IN SUFFICIENT DETAIL TO ALLOW IDENTIFICATION OF THE INLAND WETLANDS AND WATERCOURSES AND UPLAND REVIEW/BUFFER AREA: (Use additional sheet if needed)

Please see attached Wetlands report.

I hereby certify that I am familiar with all the information provided in this application, and I am aware of the penalties for obtaining a permit through deception or through inaccurate or misleading information.

Signed: 
(Applicant)

Date: 14 Jan 2024

264

FORM IWWC07-02 (Page 2)

LIST ALTERNATIVES TO APPLICATION PROPOSAL WHICH WERE CONSIDERED AND WHY THE APPLICATION PROPOSAL WAS CHOSEN: (Use additional sheet if needed)

ACREAGE OF WETLANDS AND WATERCOURSES ALTERED:

A. Soil type(s) (if available) [_____] ACRES]

ACREAGE OF WETLANDS OR WATERCOURSES CREATED: . . . [_____] ACRES]

LINEAL FEET OF STREAM ALTERATION. [_____] FEET]

TOTAL AREA OF WETLANDS ON PROJECT SITE. [_____] ACRES]

TOTAL AREA OF UPLAND REVIEW/BUFFER ON SITE. [_____] ACRES]

TOTAL LAND AREA OF PROPERTY [5.75] ACRES]

ATTACH SITE PLAN AS PRESCRIBED IN SECTION 7

I, the property owner, hereby grant permission to the Inland Wetlands Commission and its designated agents to access the property involved in this application during its consideration and during the implementation of any resulting permit.

Signed: [Signature]
(Property Owner)

Date: 14 Jan 2024

(To be completed by the Commission)

Application Approved: Date: _____

Conditions of Approval, if any: _____

Expiration Date: _____

Extension Date: _____

Date of Review of Completed Work: _____

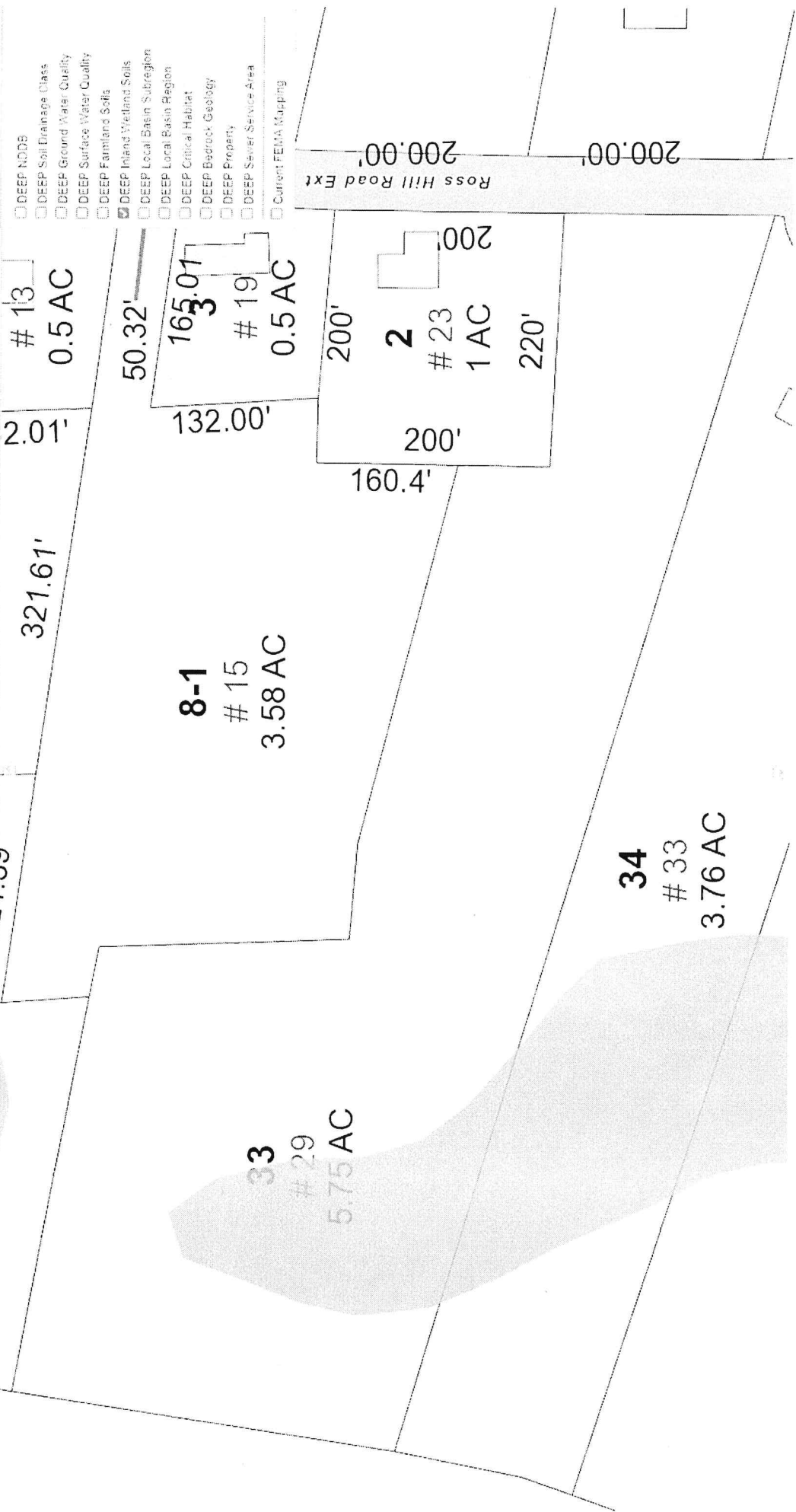
Application Denied: Date: _____

Reasons for Denial: _____

Signature of Chairman or Secretary of Commission

Base Maps / Air Photos | Map Layer

- DEEP NDD8
- DEEP Soil Drainage Class
- DEEP Ground Water Quality
- DEEP Surface Water Quality
- DEEP Farmland Soils
- DEEP Inland Wetland Soils
- DEEP Local Basin Subregion
- DEEP Local Basin Region
- DEEP Critical Habitat
- DEEP Bedrock Geology
- DEEP Property
- DEEP Seiver Service Area
- Current FEMA Mapping





Ian Cole LLC

Professional Registered Soil Scientist / Professional Wetland Scientist

PO BOX 619

Middletown, CT 06457

Itcole@gmail.com

October 29, 2023

Mr. Peter Gardner, P.L.S.
Dieter & Gardner, Inc.
Land Surveying Planning Engineering
P.O. Box 335
Gales Ferry, CT 06335

**RE: *WETLAND & WATERCOURSE SURVEY REPORT: 29 ROSS HILL EXT.,
MBL: 15-033-0000, LISBON, CONNECTICUT.***

Dear Mr. Gardner:

At D&G Inc's request, I completed a field survey of the jurisdictional freshwater inland wetland and watercourses boundaries at the above referenced 5.75-acre residential parcel.

WETLAND DELINEATION METHODOLOGY

The wetland delineation was completed in accordance with the standards of the Natural Resources Conservation Services (NRCS) National Cooperative Soil Survey and the definitions of inland wetlands and watercourses as found in the Connecticut General Statutes, Chapter 440, Sections 22a-36 through 22a-45 as amended. Wetlands, as defined by the Statute, are those soil types designated as poorly drained, very poorly drained, floodplain or alluvial in accordance with the NRCS National Cooperative Soil Survey. Such areas may also include disturbed areas that have been filled, graded, or excavated and which possess an aquic (saturated) soil moisture regime.

Watercourses means rivers, streams, brooks, waterways, lakes, ponds, marshes, swamps, bogs, and all other bodies of water, natural or artificial, vernal, or intermittent, public, or private, which are contained within, flow through or border upon the Town of Lisbon or any portion thereof not regulated pursuant to sections 22a-28 through 22a-35, inclusive, of the Connecticut General Statutes. Intermittent watercourses are defined permanent channel and bank and the occurrence of two or more of the following characteristics: (a) evidence of scour or deposits of recent alluvium or detritus, (b) the presence of standing

or flowing water for duration longer than a particular storm incident, and (c) the presence of hydrophytic vegetation.

WETLAND SURVEY RESULTS

The wetland survey was completed on October 19, 2023. The on-site wetland delineation examined the upper 20" of the soil profile for the presence of hydric soil conditions. Those areas meeting the wetland criteria noted above were marked in the field with sequentially numbered pink and blue wetland flagging labeled 1 through 13, 1A to 24A and 1B to 16B. Please refer to the attached hand sketch which illustrates the approximate location of the wetland resources and corresponding flag series.

The 5.75-acre residentially zoned lot is vacant and undeveloped. The property is wooded, dominated by a mixed hardwood forest overstory with thick understory predominately vegetated by Japanese barberry. Two wetland areas were flagged on the property.

Wetland #1: Approximately 250' east of the road frontage to Ross Hill Road, Wetland flags 1 to 13 delineate the upper limits of a hillside seepage wetland that occupies a topographic bowl that extends into the center of the property. Wetland #1 drains to the north.

Wetland #2: On the western side of the property is a forested wetland system and associated watercourse that drains north off-site. The wetland is well-defined and covers the bulk of the low-lying land in the rear of the property.

Overall, the wetlands are well-defined, located along a distinct break in slope and are confined to the extremely stony ground conditions that characterize the wetland floor in the drainageways. Overall, the wetland community exhibits classic Red Maple swamp vegetation, including:

Trees: Red Maple, yellow birch, swamp white oak, and shagbark hickory.

Shrubs: Highbush blueberry, spicebush, sweet pepperbush, Japanese barberry, winterberry, honeysuckle, multiflora rose, Asiatic bittersweet.

Herbaceous: Tussock sedge, sphagnum moss, stout wood reed, sensitive fern, cinnamon fern, skunk cabbage, false hellebore, jack-in-pulpit, and jewelweed.

The above is not an exhaustive list, but a sample of commonly encountered vegetation that characterizes the on-site wetland community.

Representative photos of the site are attached below.

SOIL SURVEY

The soils identified on-site are a refinement of the Natural Resources Conservation Service (NRCS) Websoil Soil Survey. The on-site soils originated from several sources of parent material including glacial melt-out till and dense ablation glacial till.

Wetland Soils

The wetlands soils are classified as (3) Ridgebury, Leicester, and Whitman fine sandy loams. The poorly drained soils along the wetland boundary belong to the Ridgebury and Leicester soil series. Ridgebury and Leicester soils are found within drainageways and depressions on glacial till landscapes. Ridgebury and Leicester soils have a seasonal high-water table at a depth of about 6 inches. Very poorly drained Whitman soils are found in the lowest lying areas within the interior of the wetlands where the water table is at the surface thought most of the growing season.

A typical soil profile along the wetland boundary consists of approximately 2"-0" of intermediately decomposed organic material (Oi), followed by 0"-6" of a thick dark topsoil horizon (A), underlain by 6-18" of a wet weakly developed grayish subsoil horizon (Bg) with common redoximorphic features (Common medium distinct strong brown mottles, masses) ranging from fine sandy loam to very fine sandy loam. This subsoil is underlain by a saturated sandy loam to fine sandy loam gray substratum (2Cg).

Upland Soils

The upland soils were not examined in great detail except where necessary to delineate the wetland boundary. The bulk of the uplands within the areas suitable for development are mapped and classified as moderately well-drained Woodbridge soil series. These moderately well-drained soils range from sandy loam to very fine sandy loam. A high seasonal water table can be a limiting factor for development in Woodbridge soils.

If you have any questions or comments, please do not hesitate to contact me at itcole@gmail.com or (860) 514-5642

Sincerely,



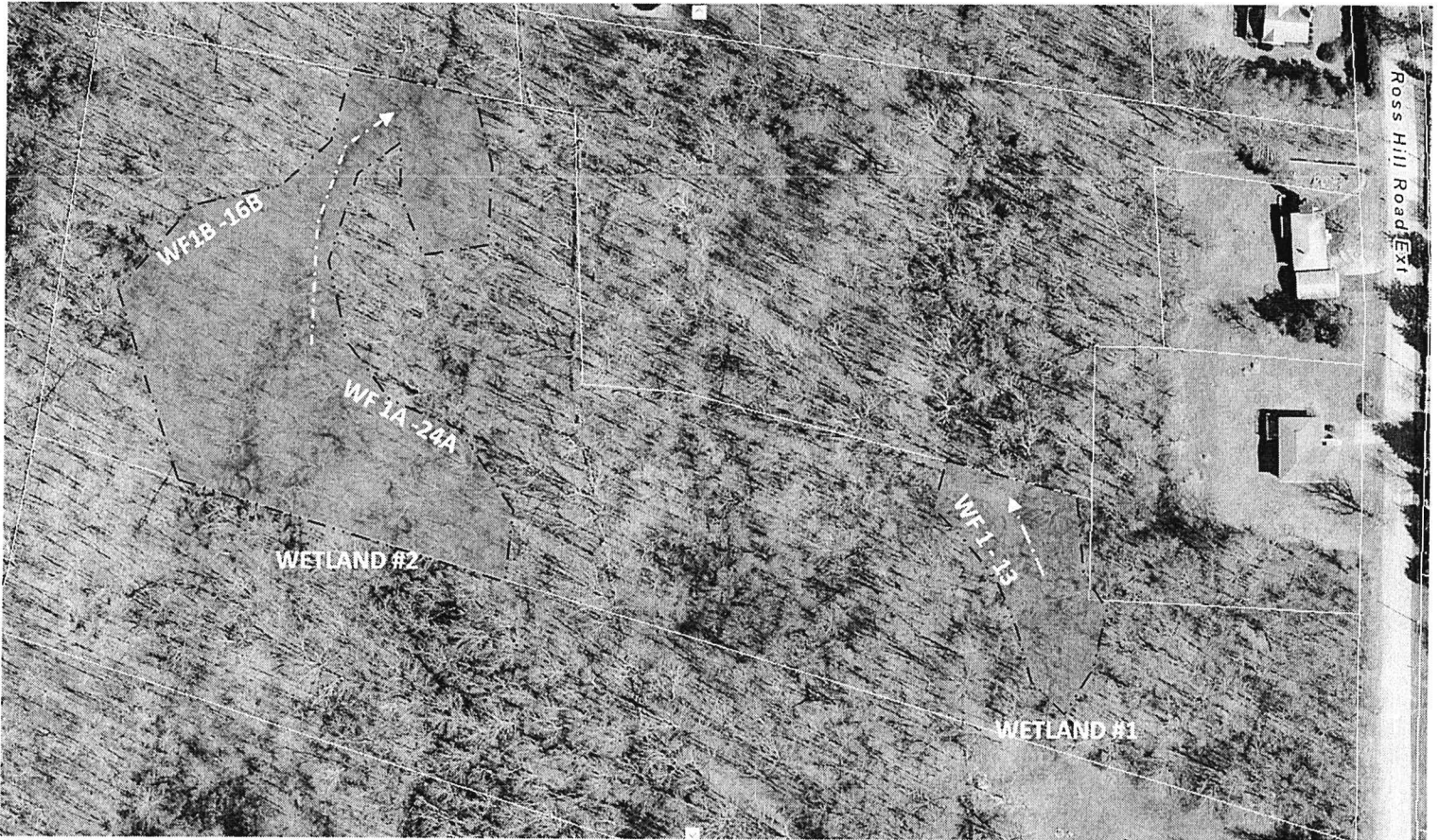
Ian T. Cole
Professional Registered Soil Scientist
Professional Wetland Scientist #2006

Attachments:

GIS MAP
WETLAND SKETCH
NRCS SOIL MAP
PHOTOS

FIGURE 1: WETLAND SKETCH

29 ROSS HILL ROAD EXT. – LISBON

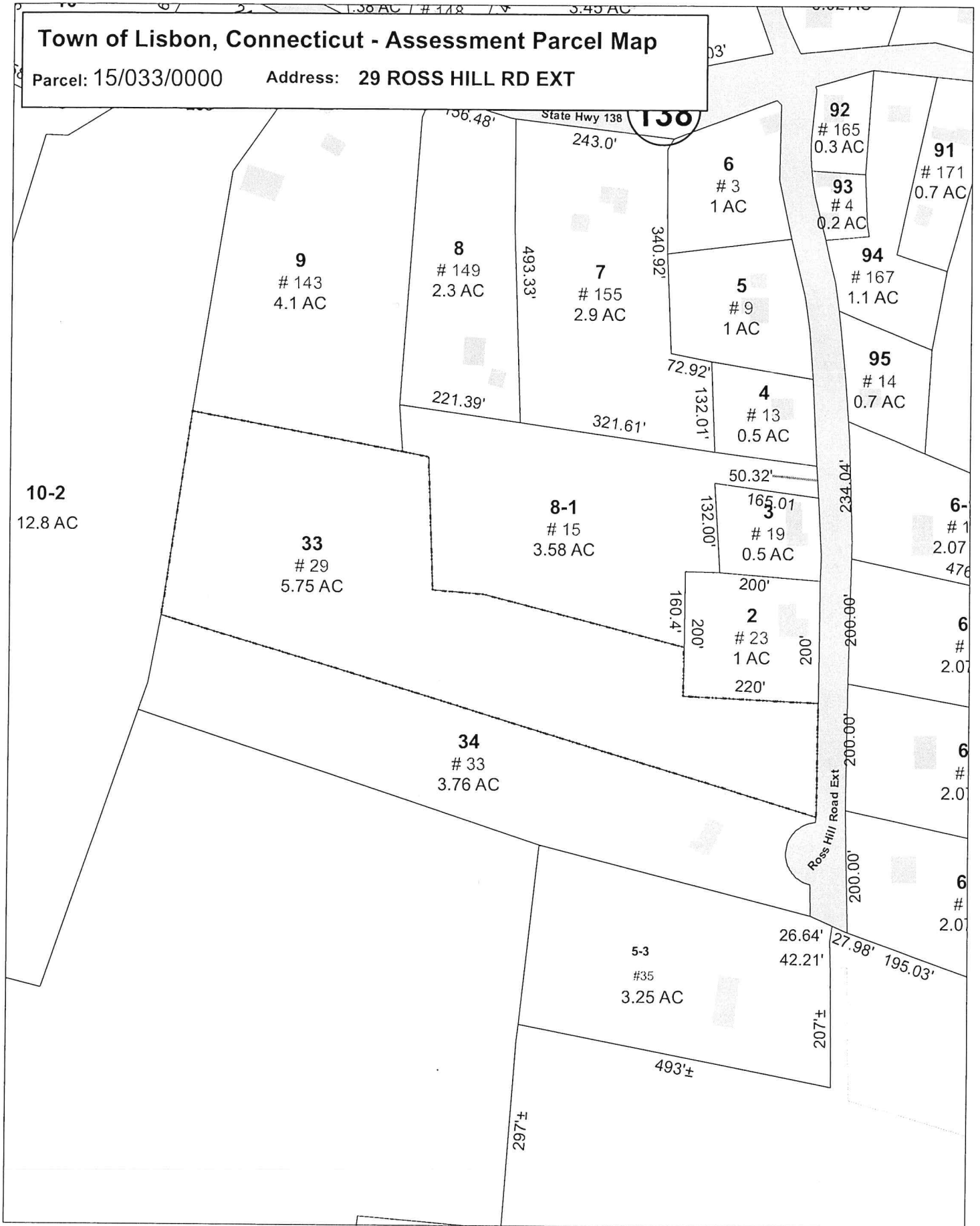


Disclaimer: This map is for planning purposes only. Verification of its accuracy, currency and completeness is the responsibility of the reader's own independent research. All inland wetland and watercourse boundaries are subject to refinement once traditionally field located by a Licensed Land Surveyor and formally adopted by the Town. Ian Cole LLC shall not be held liable for any loss, damages or claims made in relation to anyone referring to this map.

Town of Lisbon, Connecticut - Assessment Parcel Map

Parcel: 15/033/0000

Address: 29 ROSS HILL RD EXT



Approximate Scale:
1 inch = 200 feet

Disclaimer:
This map is for informational purposes only.
All information is subject to verification by any user.
The Town of Lisbon and its mapping contractors assume no legal
responsibility for the information contained herein.



Map Produced
February 2023

Town of Lisbon

Geographic Information System (GIS)



Date Printed: 10/10/2023



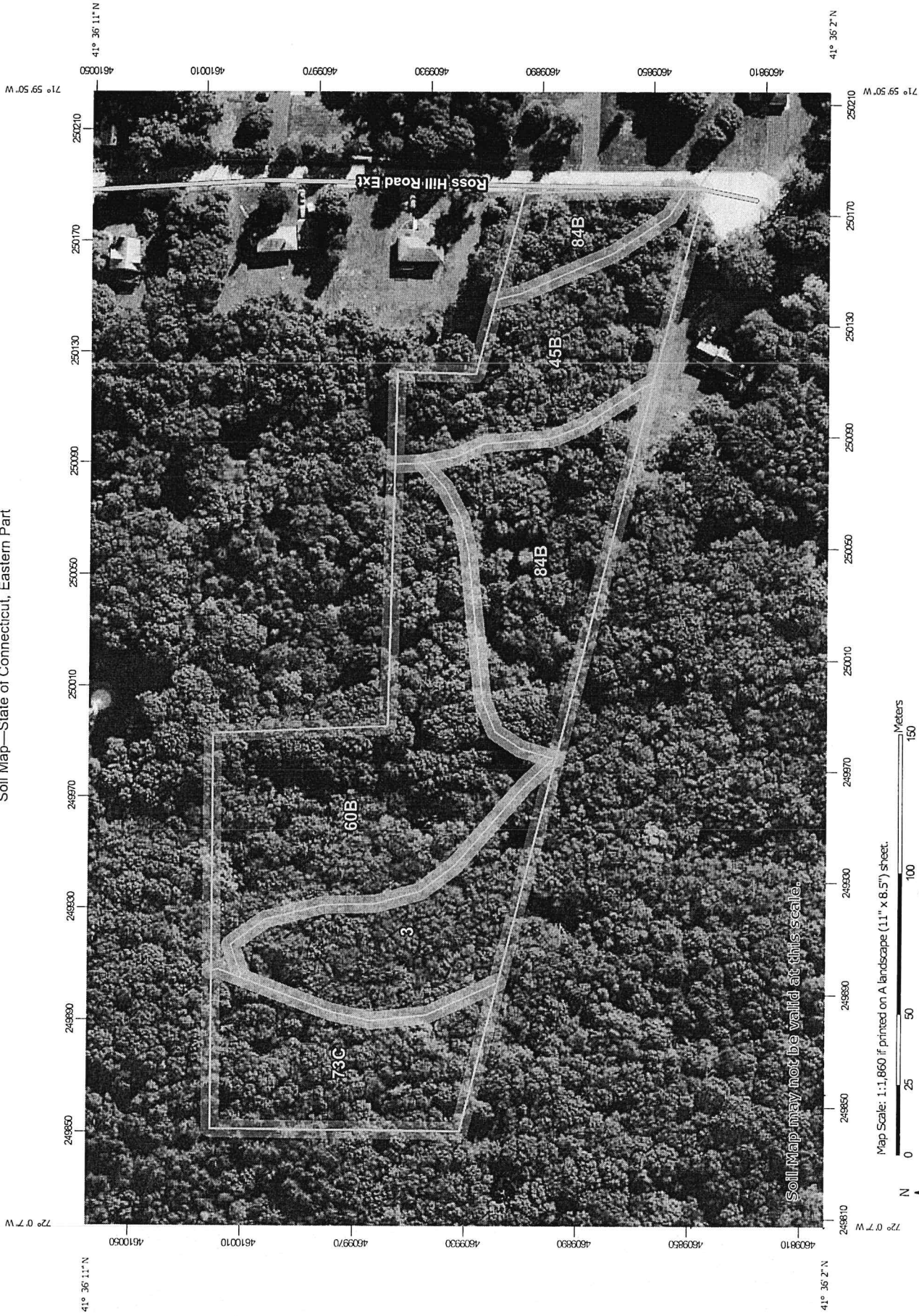
MAP DISCLAIMER - NOTICE OF LIABILITY

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Approximate Scale: 1 inch = 200 feet



Soil Map—State of Connecticut, Eastern Part



Map Scale: 1:1,860 if printed on A landscape (11" x 8.5") sheet.

Map projection: Web Mercator Corner coordinates: WGS84 Edge ties: UTM Zone 19N WGS84



Natural Resources
Conservation Service

Web Soil Survey
National Cooperative Soil Survey

MAP LEGEND

- Area of Interest (AOI)
 - Area of Interest (AOI)
 - Soil Map Unit Polygons
 - Soil Map Unit Lines
 - Soil Map Unit Points
- Special Point Features
 - Blowout
 - Borrow Pit
 - Clay Spot
 - Closed Depression
 - Gravel Pit
 - Gravelly Spot
 - Landfill
 - Lava Flow
 - Marsh or swamp
 - Mine or Quarry
 - Miscellaneous Water
 - Perennial Water
 - Rock Outcrop
 - Saline Spot
 - Sandy Spot
 - Severely Eroded Spot
 - Sinkhole
 - Slide or Slip
 - Sodic Spot
- Water Features
 - Streams and Canals
- Transportation
 - Rails
 - Interstate Highways
 - US Routes
 - Major Roads
 - Local Roads
- Background
 - Aerial Photography
- Soils
 - Spoil Area
 - Stony Spot
 - Very Stony Spot
 - Wet Spot
 - Other
 - Special Line Features

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:12,000.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
 Web Soil Survey URL:
 Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: State of Connecticut, Eastern Part
 Survey Area Data: Version 1, Sep 15, 2023

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Jun 14, 2022—Oct 6, 2022

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
3	Ridgebury, Leicester, and Whitman soils, 0 to 8 percent slopes, extremely stony	1.1	14.6%
45B	Woodbridge fine sandy loam, 3 to 8 percent slopes	1.2	16.3%
60B	Canton and Charlton fine sandy loams, 3 to 8 percent slopes	2.3	31.1%
73C	Charlton-Chatfield complex, 0 to 15 percent slopes, very rocky	1.1	14.7%
84B	Paxton and Montauk fine sandy loams, 3 to 8 percent slopes	1.7	23.2%
Totals for Area of Interest		7.3	100.0%

WETLAND SURVEY

SITE PHOTOS

OCTOBER 19, 2023

29 ROSS HILL EXT

LISBON

CONNECTICUT



Photo 1: Typical conditions of the Wetland #1 – WF 1-13



Photo 2: Example of Wetland #2 – WF 1A-24A * WF1B – 16B



Photo 3: Typical conditions of the upland forest – Japanese barberry understory