

Mahoney, Debbie L.

From: Diana Ross [Dross@branford-ct.gov]
Sent: Friday, July 31, 2009 3:53 PM
To: Mahoney, Debbie L.
Cc: Frank, Monte E.; Langer, Jesse A.; Kohler, Julie D.; Katy Blanchette
Subject: RE: Town of Branford - Inland Wetland Map
Attachments: 09jul30 GIS map.pdf

Debbie,

This was not sent to Katy but to me. I will reply and copy her. I have attached a low resolution GIS map for reference.

1. Our original wetland map was based on the old USGS soil mapping, which was only accurate to about 5 acres. In many cases this mapping missed wetlands or wetlands have been filled in since that time. Therefore this map is only marginally helpful at best. I turned this layer on in the map I have attached and it does not show any wetlands in this location.

2. We are using surveys of wetlands identified by soil scientists to create a more accurate wetland layer. So far we have added maps through 2006 to our draft. The map must be approved by the commission in order to be "official". We are still doing QA/QC so it has not been finalized.

3. We plan to be able to have the commission approve our "2006 update" map soon. It will still be incomplete but at least the information on it, can be supported by surveys. Once approved we will begin moving forward and hopefully pull together all of the additional delineations through 2010, and perform a second update sometime next year. The "2006" map will also include all waterbodies that have been identified by our 1999 planimetrics. This includes watercourses, ponds, marshes, and swamps (anywhere water was standing at the time the aeriels were taken. These water bodies are also subject to our jurisdiction.

4. Katy and I have checked and we don't have any files on this property so we don't have a wetland delineation at all. The GIS waterbody layer, does identify the pond to the east. The 32 foot contour location shows only a 2 foot rise over an 18 foot run from the edge of the pond to the pavement. This shallow rise indicates that a strip of wetland may surround the pond and end close to the existing pavement on the subject property. Additionally, the color of the trees (gray and puffy looking) and the level land located at the west back corner of the parking area indicates to me that there is a possibility that water pools here and wetlands may have developed on site between the pavement and the 32 foot contour on this side as well.

In order to legally determine the extent of wetlands, a qualified (per CT CGS) soil scientist will have to investigate the soils on the site. Since both wetlands and waterbodies are under our jurisdiction, any activity which may impact them, that is proposed within 100 feet from their limits, would require a permit from the Inland Wetland Commission whether these regulated areas are on the your property or not.

I hope this is helpful. If you have any more questions please feel free to contact me.

Diana Ross

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specified by law, are subject to FOI.

From: Mahoney, Debbie L. [mailto:DMahoney@cohenandwolf.com]
Sent: Friday, July 31, 2009 3:09 PM
To: Diana Ross
Cc: Frank, Monte E.; Langer, Jesse A.; Kohler, Julie D.
Subject: RE: Town of Branford - Inland Wetland Map

Katie,

Pursuant to a conversation you had with *Jesse Langer* of our office yesterday, would you kindly confirm the following:

1. The Town does not have a town-wide inland wetland map that is up to date (the Town does have one from the 1970s).
2. The Town is in the process of updating the town map and doing so via a GIS system (electronic).
3. At this point, the Town does not have a complete map of the Town on the GIS system.
4. At this point, the Town does not have a map for 123 Pine Orchard Road, the host property for our site.

I would appreciate it if you could confirm the above by email. Thank you for your anticipated cooperation.

Debbie Mahoney,
Assistant to Julie D. Kohler
and Courtney A. George

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