

February 4, 2022

Mr. Joe Theroux
Certified Forester/Soil Scientist
PO Box 32
Voluntown, CT 06384

RE: Response to Joe Theroux Review
Bluewater Campground Wetland Function & Value Impact Assessment
IWWC #2021-12

Dear Mr. Theroux:

Following please find our review of your comments, dated January 14, 2022, for the above-mentioned project. We have responded to the specific recommendations in your report. Our responses are included in **bold**.

1. Regarding wetland flagging: The wetlands have been re-flagged only in portions of the western emergent wetland (wetland WA2), and the small portions of the eastern emergent wetlands (wetland WC, W4, W3), where proposed grading and construction activities are proposed in close proximity to the wetlands.

In reviewing the revised plans, there are numerous areas where grading and construction activities will occur in close proximity to the remaining wetlands WA2, WB, WF2, WF3, WC, WD and WF5.

I feel it is imperative that these wetland boundaries should be clearly marked in the field (by a Certified Soil Scientist), for the purposes of pre-construction layout, E&S and wetland monitoring during construction by site contractors and town personnel, and post construction for the posting of the wetland boundaries with signage.

I have attached a markup of the revised plans to show the portions of the wetland boundaries that I feel need to be re-flagged to accomplish the initial pre-construction/construction phases.

The orange highlighted areas were re-flagged by Rema Ecological Services in the field, the blue highlighted areas need to be re-delineated at minimum. Again, eventually all wetland boundaries will need to be clearly marked for the posting of signage.

Response: All limits you have requested will be re-flagged prior to pre-construction activities.

2. Regarding the stormwater treatment/rain garden in the northwest safari area: As this area has been re-configured, the rain garden is positioned to collect and treat surface stormwater flows both during and post construction.

Response: None required.

3. Regarding E&S measures: I feel the revised E&S measures in the construction areas in close proximity to the wetlands are now adequate.

Response: None required.

4. Regarding the direct wetland impact for the construction access to the northwest safari area: The note on that will be added to the plans will require any disturbed areas be seeded with New England Wetmix seed mix to stabilize and restore these areas.

Response: This note can be seen on Sheet C-1.3 and C-5.3.

5. Regarding the construction of the boardwalk and floating dock: The note on the plan stipulates that construction of these areas will occur between July and December.

Response: None required.

6. Regarding the grading and construction activity in close proximity to the wetlands in numerous areas: The project plans have been revised to increase distances between the wetlands and grading/construction in these crucial areas "to generally pull the limits of grading to an approximate limit of 25 feet from the original wetland limit." However, in several areas the plans still indicate grading significantly closer in proximity to the wetlands. Specifically, rain gardens 3 and 4, detention pond 3, the main access road to the campsites in the southeast portion of the site and grading in the area west of rain garden 2.

It should be noted that a significant number of shrub species are proposed to be planted within close proximity to the wetlands. To accommodate the planting of these shrubs with large containers and root balls, careful excavation during the planting will need to occur.

There is a reduction in the number of safari tents in the northwest peninsula and the access roads in the safari sites have been reduced in width from 24 feet to 16 feet in width to only accommodate golf cart access, reducing the amount of grading and excavation, allowing for wider riparian zones and wildlife travel corridors in these areas.

Overall, these revisions have reduced the disturbance within the upland review areas by 71,381 square feet.

Response: The plans have been revised so that all disturbance within 25' of the wetlands has been removed, other than that associated with the temporary wetlands crossing to the NW tent area.

7. Regarding the recreational or maintenance path shown along the wetlands on the original plan: The path is no longer proposed.

Response: None required.

8. Regarding the posting of the wetland boundaries with signage: They have indicated that the signage detail will be added to the revised plans.

Response: The signage detail can be seen on Sheet C-7.0.

Other revisions to the project plans that were discussed include:

1. Aside from the paved main access drives and parking areas around the welcome center and maintenance buildings, the remaining access roads are all proposed to be gravel surfaces with a compacted granular base. As these road surfaces are now all pervious surfaces, this will allow for significantly more

infiltration of stormwater. This will significantly reduce the volumes of stormwater introduced into the stormwater basins.

This revision is not currently shown on the revised plans and should be indicated.

Response: We have added back an 8'-wide bituminous strip in three (3) of the drives, which are inverted in the middle to form a drainage pathway to the catch basins in the drive. The bituminous strips have been added to prevent washout of those drives. The total amount of imperviousness is still significantly reduced from the original design and it is shown on the plans.

2. The stormwater quality basin planting plans have been revised to accommodate the maintenance and removal of sediment accumulations in the inflow and outflow locations. This will reduce the disturbance to and/or elimination of vegetation in these areas.

Response: None required.

As a part of the reconfiguration/regrading of the site to move work outside the 25' wetland setback, specifically in the eastern peninsula, we have created two (2) new low spots that will be newly created wetlands, totaling approximately 16,000 square feet. We have worked closely with Mr. Logan on the grading and the plantings/seed mix within these areas and specifics can be seen on Sheets C-3.3 and C-5.3.

If you have any questions about this information, please call or e-mail me at 860-494-4359 or wwalter@benesch.com.

Sincerely,

Alfred Benesch & Company



Will Walter, PE
Senior Project Manager