

SOIL SCIENCE AND ENVIRONMENTAL SERVICES, INC.

Wetland Delineations Ecological Studies Site Assessments Project Planning Soil Testing

April 20, 2020

ATTN: Alan Bongiovanni, L.L.S.
The Bongiovanni Group, Inc.
170 Pane Rd., 2nd Floor
Newington, CT 06111-5521

**RE: Proposed Conservation Easement
Peckham Farm Subdivision,
Deming Street & Griswoldville Avenue, Newington, CT**

Dear Mr. Bongiovanni:

In accordance with your request, Jennifer Beno, Biologist/Wetland Scientist with Soil Science and Environmental Services, Inc. (SSES) inspected the proposed Conservation Easement area in the southeastern corner of the property. The purpose of the inspection was to observe the existing conditions and vegetation within the upland area adjacent to the small wetland and pond that was previously delineated in that portion of the property. SSES reviewed your plan set titled "Peckham Farm, Deming Street & Griswoldville Avenue, Newington, Connecticut," dated 2-18-20.

The property consists dominantly of an old farm field that is periodically mowed. A house, barns, and paved driveway exist in the western portion of the property. In April 2019, Scott Stevens, Registered Professional Soil Scientist with SSES, delineated a small wetland and pond area in the southeastern corner of the property. The wetland continues off-site to the south. The small wetland and pond area is located down a steep, vegetated slope which separates it from the proposed development area. The vegetation on the slope and at the top of the slope along the existing field is very dense and is difficult to traverse. The dominant vegetation within this area includes locust and black cherry trees, multiflora rose, tatarian honeysuckle, raspberry, silky dogwood, spicebush, autumn olive, bittersweet, grasses, bedstraw, garlic mustard, goldenrod, and dog-tooth violet.

The applicant is proposing to establish a 50-foot wide Conservation Easement between the wetland boundary and subdivision area in order to protect the small wetland and pond by preventing future land clearing, development, and disturbances within the 50-foot wide Conservation Easement area. The majority of the proposed 50-foot Conservation Easement consists of the steep slope and very dense woody vegetation. A small portion

of the proposed Conservation Easement area consists of periodically mowed field. Discarded tree and plant material was observed at the interface of the woody vegetation and the field.

Based on the observed existing slopes and very dense woody vegetation, it is our opinion that the proposed 50-foot wide Conservation Easement should be sufficient to protect the wetland. In addition to the Conservation Easement, the Town still regulates activities that occur within the 100-foot regulated upland review area off of the wetland boundary. The future land owners should be made aware of the restrictions on their land and that wetland permits would be required from the Town for any work within the 100-foot upland review area.

SSES recommends that no future dumping (leaves, grass clippings, pruned brush material, etc.) occur within the Conservation Easement area.

Respectfully submitted,

SOIL SCIENCE AND ENVIRONMENTAL SERVICES, INC.



Jennifer L. Beno
Biologist/Wetland Scientist