RECEIVED 1-4-21

Town of Essex

Inland Wetlands and Watercourses Commission

Revised 5/2017 Fee: $60 to Essex + $60 to State = $120

Application # _____ Date received by Office_____ Fee _____

Owner of Record LCS Essex Meadows LLC C/O Tim Reynolds

Home Address 30 Bokum Rd, Essex, CT

Mailing Address: "

Phone: Home/Cell 860-767-7021 Work: —

Applicant's Name: Kyle Perry or Tore Babich

Home Address 150 Trumbull St 4th Floor, Hartford, CT 06103

Mailing Address: " " " "

Phone: Home/Cell 860-818-1985 Work: —

Applicant's interest in the land if the applicant is not the property owner Proposed Solar installation Conduit Reroute.

Location of Property by Street & Village Address: Bokum Rd, Essex

State the names of all property owners adjacent to the subject property:

Name of Adjacent Property Owner	Street Address (include Mailing Address if Different
See Attach Spreadsheet.	

For large properties, please attach another sheet if necessary.

Check applicable activities occurring in or within 100 feet of wetlands and/or watercourses:

Construction of a structure(s)	✓	Discharge	____
Other site development work	____	Pond creation/dredging	____
Deposition or removal of material	____	Tree removal	____
Stream altering/channelization	____	Dam maintenance	____
Subdivision/Resubdivision	____	Other	____

Nature of Request : Explain in detail the extent of any activity checked above, the type of material, and the equipment to be used to complete project. (Use additional sheets if necessary.) Eversource has altered our interconnecting plans, we need to re-route the interconnection path through the wetland review Area and across the property. The further extent of this work is conduit runs.

Estimated time for completion: As soon as approvals from this Commission are granted.

TOWN OF ESSEX
LAND USE APPLICATION
PART ONE

PLEASE CHECK THE APPROPRIATE LINE(S) AND ATTACH THE APPROPRIATE APPLICATION(S):

SPECIAL EXCEPTION	✓	VARIANCE/ APPEAL	___
SITE PLAN REVIEW	___	APPROVAL OF LOCATION	✓
INLAND WETLANDS PERMIT	___	REGULATION TEXT AMENDMENT	___
INLAND WETLANDS PERMIT - AGENT APPROVAL	___	ZONE CHANGE	___
	___	COASTAL SITE PLAN REVIEW	___
WETLAND PERMIT TRANSFER	___	MODIFICATION OF PRIOR APPROVAL	___
SUBDIVISION / RESUBDIVISION	___	SPECIAL FLOOD HAZARD AREA PERMIT	___

PROJECT DESCRIPTION:
Amendment to the previously approved Inland Wetlands Review of the Grand mount and carport solar Array. Due to Eversource, we need to alter our Interconnection Location. This application is for the approval of rerouting conduit.

STREET ADDRESS OF PROPERTY 30 Bokum Rd, Essex, CT

ASSESSOR'S MAP 67 LOT 2-2 LOT SIZE 104 Acres. DISTRICT ___

APPLICANT Verogy C/O Kyle Perry / Torre Babich PHONE 860-818-1985
150 Trumbull St. 4th Floor
Hartford, CT 06103

APPLICANT'S AGENT (if any) ___ PHONE ___

ENGINEER.SURVEYOR/ARCHITECT All-Points Technology C/o Brad Parsons PHONE 860-552-2046

Note:
1) TO BE ACCEPTED BY THE LAND USE OFFICE. THIS APPLICATION MUST BE COMPLETED, SIGNED, AND SUBMITTED WITH THE REQUIRED FEE(S) AND MAP(S) PREPARED IN ACCORDANCE WITH THE APPLICABLE REGULATIONS.
2) THE SUBMITTAL OF THIS APPLICATION CONSTITUTES THE PROPERTY OWNER'S PERMISSION FOR THE COMMISSION OR ITS STAFF TO ENTER THE PROPERTY FOR THE PURPOSE OF INSPECTION.
3) I HERBY AGREE TO PAY ALL ADDITIONAL FEES AND/OR ADDRESS SUCH COSTS DEEMED NECESSARY BY THE LAND USE OFFICE AS DESCRIBED IN PART THREE OF THIS APPLICATION.

Explain what alternatives have been considered in connection with this application to avoid altering inland wetlands and/or watercourses?

There is no way to avoid the review area and connect to the main building. So, Verogy has discussed with our Civil Engineers on how to minimize impact. Trenching will be minimized in the review area by using a utility support structure. Also, in certain areas, conduit will be laid on existing grade with slight fill-in of soil & that trenching is minimized.

ACTIVITY LOCATION (Map with sufficient detail must be submitted as a part of the application)

Approximate number of acres of wetlands (or portion thereof) on the property: 44 Acres.

Approximate area of inland wetlands to be altered: 600 LF x 2' wide.

If known, are vernal pools or tidal wetlands located on the property? No

If yes, where and how many acres (or portion thereof) on the property? N/A

Is property located within a Special Flood Hazard Area? Yes.

Is any portion of the property within the channel encroachment line? No

Has the property been flagged by a licensed soil scientist NO.

If yes, by who, and when? NA.

Will there be water discharge into wetlands? NO

Discharge – Specify Type N/A

ADDITIONAL INFORMATION MAY BE REQUIRED DEPENDING UPON THE COMPLEXITY OF THE PROJECT.

CERTIFICATION:

The applicant understands that this application is to be considered complete only when all information and documents required by the Commission have been submitted. The undersigned warrants the truth of all statements contained herein and in all supporting documents according to the best of his/her knowledge and belief. Permission is granted to the Town of Essex Inland Wetlands and Watercourses Commission and its agent(s) to walk the land, at reasonable times, and perform those tests necessary to property review the application, both before and after a final decision has been issued.

Applicant's Signature _____ Date 10/30/2020

Owner's Signature Timothy Reynolds Date 10-30-20

Commission Action _____ Approved _____ Denied _____ Date

Agent Action _____ Approved _____ Denied _____ Date

ID	Site Address	Owner Name	Co-Owner Name	Owner Address	Owner City	Owner State	{ownerState}	Owner Country	Total Value	Last Sale Date	Last Sale Price	Last Sale Book	Last Sale Page
79-013	147 WESTBROOK RD	MS INVESTMENTS LLC		11 SPENO RIDGE	ROCKY HILL	CT	06067		$590900	2019-01-24 00:00:00+00	$2075000	327	0414
79-012	145 WESTBROOK RD	AHLBERG ARNE E		145 WESTBROOK RD	ESSEX	CT	06426		$192600	1987-05-14 00:00:00+00	$0	109	0721
77-003	80 BOKUM RD	BOMBACI MARK S & JOHN M & WAYNE C		80 BOKUM RD	ESSEX	CT	06426		$206100	2017-09-11 00:00:00+00	$0	320	1047
92-003	BOKUM RD	BOMBACI MARK S & JOHN M & WAYNE C		80 BOKUM RD	ESSEX	CT	06426		$800	2012-03-16 00:00:00+00	$0	290	0073
67-004-01	45 BOKUM RD	HUBER SANDRA M		PO BOX 652	ESSEX	CT	06426		$289100	1992-06-02 00:00:00+00	$0	137	0277
79-016	157 WESTBROOK RD	HYDRATION LLC		141 WESTBROOK RD	ESSEX	CT	06426		$279900	1998-12-31 00:00:00+00	$250000	177	0432
67-006	41 BOKUM RD	MACWHINNEY HELEN		41 BOKUM RD	ESSEX	CT	06426		$180000	1956-12-17 00:00:00+00	$0	37	0450
67-005	BOKUM RD	MACWHINNEY THOMAS J		37 BOKUM RD	ESSEX	CT	06426		$218100	2019-05-28 00:00:00+00	$0	328	0858
67-007	37 BOKUM RD	MACWHINNEY THOMAS J		37 BOKUM RD	ESSEX	CT	06426		$185500	2019-05-28 00:00:00+00	$0	328	0860
67-004	BOKUM RD	GEORGE C FIELD CO INC		PO BOX 24	ESSEX	CT	06426		$500	2020-09-17 00:00:00+00	$405000	336	0502
78-002-01	15 INGHAM HILL RD	MUHLFELDER THOMAS W		360 WEST 245TH STREET	BRONX	NY	10471		$287900	2007-09-14 00:00:00+00	$0	263	0385
92-002	INGHAM HILL RD	ESSEX LAND TRUST INC		P.O. BOX 373	ESSEX	CT	06426		$188900	2015-04-30 00:00:00+00	$0	308	0534
78-001	9 INGHAM HILL RD	PICKERING TIMOTHY M & PATRICIA A		9 INGHAM HILL RD	ESSEX	CT	06426		$328400	2010-10-26 00:00:00+00	$701000	281	0940
67-001	137 WESTBROOK RD	VITARI ROBERT J		141 WESTBROOK RD	ESSEX	CT	06426		$159400	1974-01-31 00:00:00+00	$0	69	0255
79-017	5 INGHAM HILL RD	VITARI RUTH M		141 WESTBROOK RD	ESSEX	CT	06426		$196600	2019-11-01 00:00:00+00	$0	330	986
79-014	149 WESTBROOK RD	VITARI ROBERT J JR TRUSTEE		164 WESTBROOK RD	ESSEX	CT	06426		$256500	2019-01-07 00:00:00+00	$0	327	0224
67-003	19 BOKUM RD	NEW ENGLAND BUILDERS FINISH LLC		19 BOKUM RD	ESSEX	CT	06426		$1044500	2007-02-28 00:00:00+00	$790000	258	1068
67-002-1A-1A	10-12 BOKUM RD								$0		$0	0	0
77-002-	50 BOKUM RD #MAIN	BOKUM ONE LLC		80 BOKUM RD	ESSEX	CT	06426		$0	2018-01-16 00:00:00+00	$0	322	0583

ALL-POINTS
TECHNOLOGY CORPORATION

December 30, 2020

Verogy
150 Trumbull Street
4th Floor
Hartford, CT 06103

APT Project No.: CT590260

Attn: Kyle Perry, Engineering Manager

Re: Essex Meadows
Electrical Interconnection
2407 Main Street
Glastonbury, Connecticut

Dear Mr. Perry,

All-Points Technology Corporation, P.C. ("APT") understands that Eversource Energy is requiring that Verogy interconnect the electrical feed from the previously installed solar carport to the electrical room on the northeast side of the main building, instead of at the Wastewater Treatment plant as initially anticipated. This report supplements materials submitted by others as part of a Town of Essex Inland Wetlands & Watercourses Commission ("IWWC") Application for Permit ("Application"). The following document provides a description of the delineated wetlands along with the inspection report, a discussion of the proposed regulated activities. The project plan set dated December 30, 2020 prepared by APT is included under separate cover.

The subject property consists of a ±2.78-acre property on the west side of Main Street just south of the intersection with Welles Street that is currently developed by the Glastonbury Welles Turner Library. The majority of the property is improved by the library development with a large 2-story building, a bituminous paved parking lot and access drives, outdoor walkways and patio areas and landscaping. Wetlands surround the north, south and western sides of the library's parking lot. Stormwater runoff from the library's impervious surfaces is conveyed through a closed drainage system that discharges at the northwest corner of the parking lot directly to wetlands.

Wetland Resources

Matthew Gustafson, a Connecticut registered Soil Scientist with APT, performed a wetland inspection of the subject property on October 30, 2019 and November 25, 2020 to identify and delineate wetland resources located on the Subject Property. The wetland delineation methodology was performed in accordance with the Connecticut Inland Wetlands and Watercourses Act. A copy of the Wetland Inspection report, dated November 18, 2019, and revised December 5, 2020, is enclosed. The initial wetland report was completed for the installation of the solar facility included Wetlands 1 &2 and was revised to include Wetland 3.

A detailed description of three wetland resources identified on the Subject Property is provided below.

Wetland Description

Wetland 1 is located centrally on the subject property, east of the proposed solar facility. This wetland consists of a large complex of semi-permanently flooded backwater wetlands that drains east to the Mud River. The delineated wetland boundary is characterized by a fill slope. Interior areas of the wetland consist of hummock/hollow topography with semi-permanent shallow pools. The existing gravel access road crosses over Wetland 1 in the northeast portion of the study area; a culvert conveys surface flows under the access road. This existing crossing has resulted in some alteration of the wetland hydrology with surface water being impounded due to an elevated culvert crossing that partially restricts flow.

Wetland 2 is located along the western property boundary, west of the proposed solar facility. This wetland consists of Tiffany Brook, a north to south flowing perennial watercourse with associated bordering wetland areas. The stream generally winds within a fairly well-defined channel with areas of bordering wetlands and intermixed well defined banks with no bordering wetlands.

Wetland 3 is located in the northeastern portion of the property in proximity to the proposed utility interconnection route. This wetland consists of a constructed wet stormwater basin that has an outlet structure that conveys flows into Wetland 1, west of Wetland 3.

Proposed Regulated Activity

The following section summarizes development activities classified as "regulated activities" as defined by the IWWC's regulations. The IWWC regulates activities in wetland and watercourses and upland areas within 100 feet of wetlands and watercourses, known as an upland review area. The proposed electrical interconnection will avoid any permanent or temporary direct impacts to wetland resource areas. Activities proposed in the 100-foot upland review area total ±8,500 square feet (±0.20 acre) and are confined to disturbed and developed areas associated with the existing Essex Meadows development. All proposed activities in the 100-foot upland review area are shown in detail on the separately attached project site plans.

Impact Analysis

The fundamental concept of wetland impact analysis is based on the precept that wetland impacts should first be avoided where possible. Secondly, if practicable alternatives do not exist to avoid wetland impacts, then impacts should be minimized. Thirdly, mitigation should be considered for unavoidable wetland impacts, with consideration given to the loss of wetland functions and values that are important to the local region.

The proposed electrical utility interconnection required by Eversource Energy results in impacts to the upland review area. The work consists of an underground utility trench where possible, a utility bridge over existing culverts, conduit on grade, and jacking and receiving pits. The proposed electrical interconnection elements are to minimize impacts to the surrounding wetlands, existing vegetation, and the Essex Meadows Facility.

Areas of proposed activity within the 100-foot upland review area to both Wetlands 1 and 3 are proposed to occur within historically developed areas within the Essex Meadows property. Upland review areas can serve a number of important functions that support wetlands and watercourses including water quality protection (erosion control and sediment, nutrient, biological and toxics removal), hydrologic

event modification and wildlife habitat. This proposed electrical interconnection has considered the upland review areas when implementing the design features.

Activities within the 100-foot upland review area total ±8,500 square feet. Within the Wetland 1 upland review area a majority of the activity will be a standard underground utility trench with the exception of the utility bridge. The utility bridge is being proposed to eliminate any impacts to the existing cross culverts that exist under the gravel access drive and conveys the flows of Wetland 1.

Within the Wetland 3, wet stormwater basin, upland review area the electrical interconnection will transition from a standard utility trench to a ridged metal conduit that will be placed on existing grade and covered with fill/topsoil. The fill material will then be seeded and covered with an erosion control blanket to mitigate any erosion prior to the seed germination and final stabilization This is being proposed to avoid impacting the existing root system of the trees located to the south of the stormwater basin. Finally, the electrical interconnection will transition back to underground at the eastern extents of Wetland 3 where it will connect to the building through a series of small jack and bore pits to avoid impacts the entrance and exit of the Essex Meadow's facility.

Considering the proposed activities avoid any direct wetland impact, are isolated to work within an existing developed/disturbed upland review area, no likely adverse impact to wetland resources would result.

Mitigation

Since the proposed addition and renovation activities will not directly impact wetland resources and are limited to activities within the existing developed/disturbed upland review area, no mitigation is considered necessary.

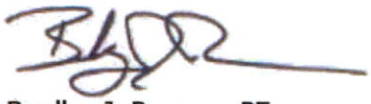
Conclusion

The proposed electrical interconnection will not directly impact wetland resources. In addition, activities proposed in the 100-foot upland review area will be limited to existing developed and disturbed areas and result in a minimal impact to the facility. Erosion and sedimentation control measures will be implemented during construction to prevent direct and indirect impacts to nearby wetland resources. Therefore, the proposed project would not result in a likely adverse impact to wetland resources.

If you have any questions regarding the above-referenced information, please feel free to contact me by telephone at (860) 552.2046 or at bparsons@allpointstech.com.

Sincerely,

All-Points Technology Corporation, P.C.



Bradley J. Parsons, PE
Manager Civil Engineering

Enclosure

Wetland Inspection Report

ALL-POINTS TECHNOLOGY CORPORATION

WETLAND INSPECTION

November 18, 2019
Revised December 5, 2020

APT Project No.: CT590260

Prepared For:	Verogy 150 Trumbull Street, 4th Floor Hartford, CT 06103
Site Name:	Essex Meadows Solar
Site Address:	30 Bokum Road, Essex, Connecticut
Dates of Investigation:	10/30/2019 and 11/25/20
Field Conditions:	**Weather:** cloudy, mid 50's on 10/30/19 overcast, mide 50's on 11/25/20 **Soil Moisture:** moist

Wetland/Watercourse Delineation Methodology*:

☒Connecticut Inland Wetlands and Watercourses
☐Connecticut Tidal Wetlands

Municipal Upland Review Area/Buffer Zone:

Wetlands: 100 feet **Watercourses:** 100 feet

The wetlands inspection was performed by†:

Matthew Gustafson, Registered Soil Scientist

Enclosures: Wetland Delineation Field Forms & Wetland Inspection Map

This report is provided as a brief summary of findings from APT's wetland investigation of the referenced Study Area that consists of proposed development activities and areas generally within 200 feet.‡ If applicable, APT is available to provide a more comprehensive wetland impact analysis upon receipt of site plans depicting the proposed development activities and surveyed location of identified wetland and watercourse resources.

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* *Wetlands and watercourses were delineated in accordance with applicable local, state and federal statutes, regulations and guidance.*

† *All established wetlands boundary lines are subject to change until officially adopted by local, state, or federal regulatory agencies.*

‡ *APT has relied upon the accuracy of information provided by Verogy and its contractors regarding proposed solar facility and access road/utility interconnection locations for identifying wetlands and watercourses within the study area.*

Attachments

- Wetland Delineation Field Forms
- Wetland Inspection Map

Wetland Delineation Field Form

Wetland I.D.:	Wetland 1	
Flag #'s:	WF 1-01 to 1-32 and 1-40 to 1-58	
Flag Location Method:	Site Sketch ☒	GPS (sub-meter) located ☒

WETLAND HYDROLOGY:

NONTIDAL ☒

Intermittently Flooded ☐	Artificially Flooded ☐	Permanently Flooded ☐
Semipermanently Flooded ☒	Seasonally Flooded ☐	Temporarily Flooded ☐
Permanently Saturated ☐	Seasonally Saturated – seepage ☐	Seasonally Saturated - perched ☐
Comments: Wetland 1 drains northeast with areas of inundation ranging from 8 to 12 inches or greater.		

TIDAL ☐

Subtidal ☐	Regularly Flooded ☐	Irregularly Flooded ☐
Irregularly Flooded ☐		
Comments: None		

WETLAND TYPE:

SYSTEM:

Estuarine ☐	Riverine ☐	Palustrine ☒
Lacustrine ☐	Marine ☐	
Comments: None		

CLASS:

Emergent ☐	Scrub-shrub ☒	Forested ☒
Open Water ☒	Disturbed ☐	Wet Meadow ☐
Comments: Complexes of edge mature forest, interior open water and scrub/shrub dominate the resource.		

WATERCOURSE TYPE:

Perennial ☒	Intermittent ☐	Tidal ☐
Watercourse Name: Mud River		
Comments: Wetland 1 drains to the northeast eventually into Mud River located north of the subject property, north of Bokum Road.		

Wetland Delineation Field Form (Cont.)

SPECIAL AQUATIC HABITAT:

Vernal Pool Yes ☐ No ☐ Potential ☒	Other ☐
Vernal Pool Habitat Type: 'Cryptic'	
Comments: Interior portions of this wetland contain large expanses of semi-permanently flooding that have the physical characteristics to potentially support vernal pool habitat. Peripheries of these flooded areas contain more discrete pockets of flooding that support higher quality potential vernal pool habitat. Due to time of year the wetland inspection was performed, a biological survey for vernal pool indicator species was not performed.	

SOILS:

Are field identified soils consistent with NRCS mapped soils?	Yes ☒	No ☐

DOMINANT PLANTS:

Red Maple (Acer rubrum)	Buttonbush (Cephalanthus occidentalis)
Winterberry (Ilex verticillata)	Multiflora Rose* (Rosa multiflora)
Common Reed* (Phragmites australis)	Soft Rush (Juncus effuses)
Greenbrier (Smilax rotundifolia)	

* denotes Connecticut Invasive Species Council invasive plant species

GENERAL COMMENTS:

All-Points Technology Corp., P.C. ("APT") understands that Verogy proposes a PV solar array at the Essex Meadows senior living facility in Essex, Connecticut. The proposed solar facility would be located in an open field/recreational area in the western portion of the Essex Meadows property. No wetlands or watercourses were identified within the proposed solar facility's limit of disturbance. Three wetlands were identified in proximity to the proposed solar facility and its utility interconnection route in the eastern portion of the property, identified as Wetlands 1, 2 and 3.

Wetland 1 is located centrally on the subject property, east of the proposed solar facility. This wetland consists of a large complex of semi-permanently flooded backwater wetlands that drains east to the Mud River. The delineated wetland boundary is characterized by a fill slope. Interior areas of the wetland consist of hummock/hollow topography with semi-permanent shallow pools. The existing gravel access road crosses over Wetland 1 in the northeast portion of the study area; a culvert conveys surface flows under the access road. This existing crossing has resulted in some alteration of the wetland hydrology with surface water being impounded due to an elevated culvert crossing that partially restricts flow.

The Essex Inland Wetlands and Watercourses Commission ("IWWC") regulates activities in wetlands and watercourses and in adjoining uplands within 100 feet of the boundary of wetlands and watercourses. The proposed solar facility is located more than 100 feet from the nearest wetland boundary and is located ±128 feet west of Wetland 1 at its closest distance (from wetland flag WF 1-18). However, the utility interconnection to service the proposed solar facility is located in close proximity to Wetlands 1 and 3, within areas regulated by the IWWC. As a result, a wetland permit would be required for the proposed utility interconnection work.

Wetland Delineation Field Form

Wetland I.D.:	Wetland 2	
Flag #'s:	WF 2-01 to 2-15	
Flag Location Method:	Site Sketch ☒	GPS (sub-meter) located ☒

WETLAND HYDROLOGY:

NONTIDAL ☒

Intermittently Flooded ☐	Artificially Flooded ☐	Permanently Flooded ☐
Semipermanently Flooded ☐	Seasonally Flooded ☒	Temporarily Flooded ☐
Permanently Saturated ☐	Seasonally Saturated – seepage ☒	Seasonally Saturated - perched ☐
Comments: Wetland 2 consists of seasonally saturated seep areas that drain southwest to seasonally flooded areas associate with Tiffany Brook.		

TIDAL ☐

Subtidal ☐	Regularly Flooded ☐	Irregularly Flooded ☐
Irregularly Flooded ☐		
Comments: None		

WETLAND TYPE:

SYSTEM:

Estuarine ☐	Riverine ☐	Palustrine ☒
Lacustrine ☐	Marine ☐	
Comments: None		

CLASS:

Emergent ☒	Scrub-shrub ☒	Forested ☒
Open Water ☐	Disturbed ☐	Wet Meadow ☐
Comments: This resource is dominated by mature forest with open interior pockets dominated by emergent vegetation and transitional scrub/shrub ecotones.		

WATERCOURSE TYPE:

Perennial ☒	Intermittent ☐	Tidal ☐
Watercourse Name: Tiffany Brook		
Comments: Interior stream that consists of a well-defined bank/channel with a sandy cobble bottom. Bank width was found to be 8 to 12 feet wide with depths of inundation of 12 to 14 inches.		

Wetland Delineation Field Form (Cont.)

SPECIAL AQUATIC HABITAT:

Vernal Pool Yes ☐ No ☒ Potential ☐	Other ☐
Vernal Pool Habitat Type: None	
Comments: None	

SOILS:

Are field identified soils consistent with NRCS mapped soils?	Yes ☒	No ☐

DOMINANT PLANTS:

Red Maple (Acer rubrum)	Green Ash (Fraxinus pennsylvanica)
Silky Dogwood (Cornus amomum)	Winterberry (Ilex verticillata)
Sweet Pepperbush (Clethera alnifolia)	Sensitive Fern (Onoclea sensibilis)
Multiflora Rose* (Rosa multiflora)	Jewelweed (Impatiens capensis)

* denotes Connecticut Invasive Species Council invasive plant species

GENERAL COMMENTS:

All-Points Technology Corp., P.C. ("APT") understands that Verogy proposes a PV solar array at the Essex Meadows senior living facility in Essex, Connecticut. The proposed solar facility would be located in an open field/recreational area in the western portion of the Essex Meadows property. No wetlands or watercourses were identified within the proposed solar facility's limit of disturbance. Three wetlands were identified in proximity to the proposed solar facility and its utility interconnection route in the eastern portion of the property, identified as Wetlands 1, 2 and 3.

Wetland 2 is located along the western property boundary, west of the proposed solar facility. This wetland consists of Tiffany Brook, a north to south flowing perennial watercourse with associated bordering wetland areas. The stream generally winds within a fairly well defined channel with areas of bordering wetlands and intermixed well defined banks with no bordering wetlands.

The Essex Inland Wetlands and Watercourses Commission ("IWWC") regulates activities in wetlands and watercourses and in adjoining uplands within 100 feet of the boundary of wetlands and watercourses. The proposed solar facility is located more than 100 feet from the nearest wetland boundary and is located ±128 feet southeast of Wetland 2 at its closest distance (from wetland flag WF 2-05). However, the utility interconnection to service the proposed solar facility is located in close proximity to Wetlands 1 and 3, within areas regulated by the IWWC. As a result, a wetland permit would be required for the proposed utility interconnection work.

Wetland Delineation Field Form

Wetland I.D.:	Wetland 3	
Flag #'s:	WF 3-01 to 3-20	
Flag Location Method:	Site Sketch ☒	GPS (sub-meter) located ☒

WETLAND HYDROLOGY:

NONTIDAL ☒

Intermittently Flooded ☐	Artificially Flooded ☐	Permanently Flooded ☒
Semipermanently Flooded ☐	Seasonally Flooded ☐	Temporarily Flooded ☐
Permanently Saturated ☐	Seasonally Saturated – seepage ☐	Seasonally Saturated - perched ☐
Comments: Wetland 3 consists of a constructed wet stormwater detention basin with extended permanent flooding that drains west to Wetland 1.		

TIDAL ☐

Subtidal ☐	Regularly Flooded ☐	Irregularly Flooded ☐
Irregularly Flooded ☐		
Comments: None		

WETLAND TYPE:

SYSTEM:

Estuarine ☐	Riverine ☐	Palustrine ☒
Lacustrine ☐	Marine ☐	
Comments: None		

CLASS:

Emergent ☒	Scrub-shrub ☐	Forested ☐
Open Water ☒	Disturbed ☒	Wet Meadow ☐
Comments: None		

WATERCOURSE TYPE:

Perennial ☐	Intermittent ☐	Tidal ☐
Watercourse Name: None		
Comments: None		

Wetland Delineation Field Form (Cont.)

SPECIAL AQUATIC HABITAT:

Vernal Pool Yes ☐ No ☒ Potential ☐	Other ☐
Vernal Pool Habitat Type: None	
Comments: None	

SOILS:

Are field identified soils consistent with NRCS mapped soils?	Yes ☒	No ☐

DOMINANT PLANTS:

Silky Dogwood (Cornus amomum)	Soft Rush (Juncus effuses)
Sensitive Fern (Onoclea sensibilis)	Winterberry (Ilex verticillata)
Elderberry (Sambucus canadensis)	

* denotes Connecticut Invasive Species Council invasive plant species

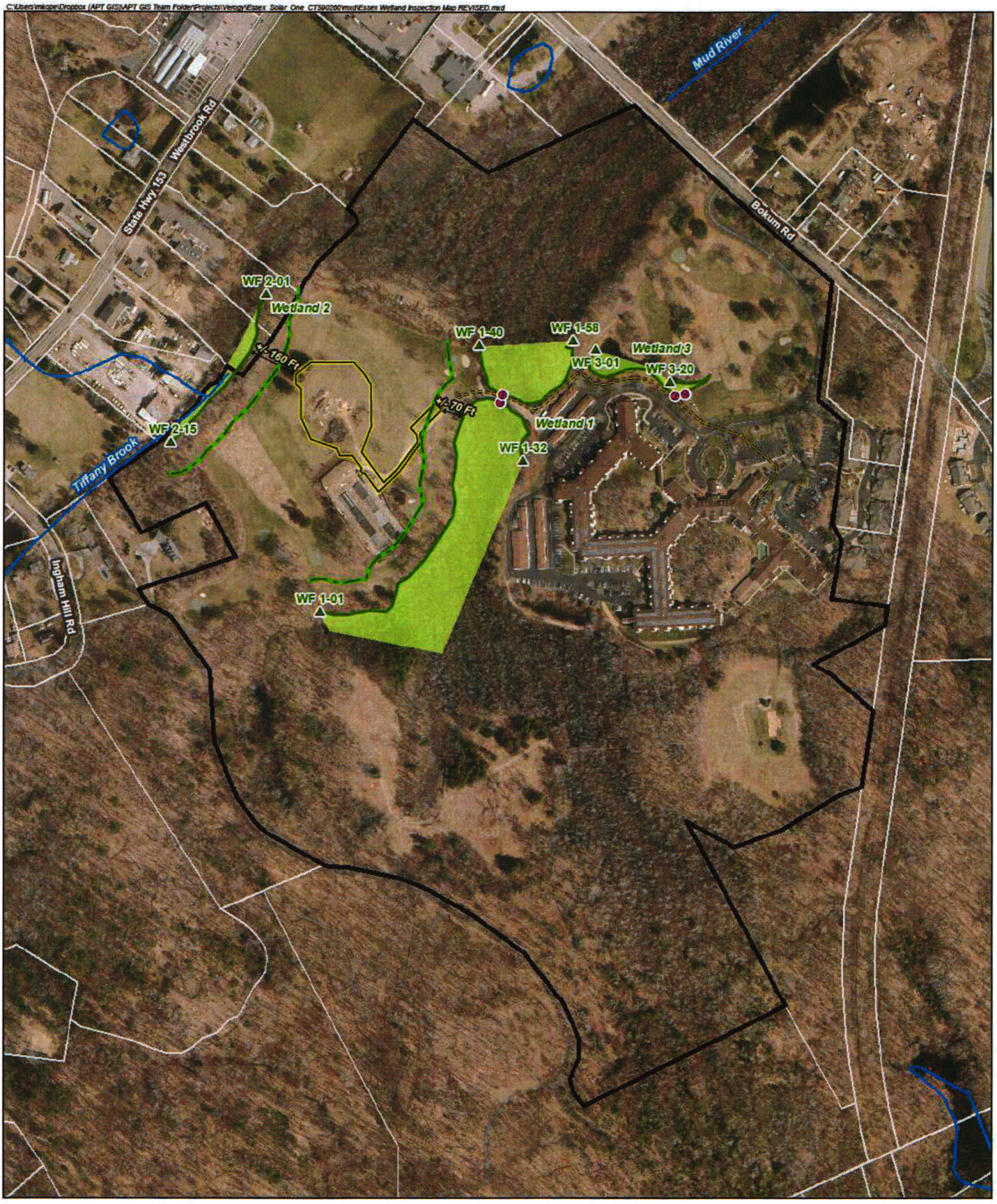
GENERAL COMMENTS:

All-Points Technology Corp., P.C. ("APT") understands that Verogy proposes a PV solar array at the Essex Meadows senior living facility in Essex, Connecticut. The proposed solar facility would be located in an open field/recreational area in the western portion of the Essex Meadows property. No wetlands or watercourses were identified within the proposed solar facility's limit of disturbance. Three wetlands were identified in proximity to the proposed solar facility and its utility interconnection route in the eastern portion of the property, identified as Wetlands 1, 2 and 3.

Wetland 3 is located in the northeastern portion of the property in proximity to the proposed utility interconnection route. This wetland consists of a constructed wet stormwater basin that has an outlet structure that conveys flows into Wetland 1, west of Wetland 3.

The Essex Inland Wetlands and Watercourses Commission ("IWWC") regulates activities in wetlands and watercourses and in adjoining uplands within 100 feet of the boundary of wetlands and watercourses. The proposed solar facility is located more than 100 feet from the nearest wetland boundary and is located ±128 feet southeast of Wetland 2 at its closest distance (from wetland flag WF 2-05). However, the utility interconnection to service the proposed solar facility is located in close proximity to Wetlands 1 and 3, within areas regulated by the IWWC. As a result, a wetland permit would be required for the proposed utility interconnection work.

C:\Users\mkope\Dropbox (APT GIS)\APT GIS Team Folder\Projects\Verogy\Essex Solar One CT590200\mxd\Essex Wetland Inspection Map REVISED.mxd



Legend

- Proposed Project Area
- Underground Electrical Service
- Site/Subject Property
- Watercourse (CTDEEP)
- Wetland Flag
- Delineated Wetland Boundary
- 100-foot Upland Review Area
- Approximate Wetland Area
- Approximate Parcel Boundary (CTDEEP)

Wetland Inspection Map

Proposed Solar Facility
30 Bokum Road
Essex, Connecticut

N
W E
S

400 200 0 400 Feet

VERGY

ALL-POINTS TECHNOLOGY CORPORATION

Map Notes:
Base Map Source: 2019 CT Aerial Imagery (CTECO)
Map Scale: 1 inch = 400 feet
Map Date: November 2020