

DEPARTMENT OF
ENVIRONMENTAL AFFAIRS
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TOWN HALL
238 Danbury Road
Wilton, Connecticut 06897

MEMORANDUM

TO: Board of Selectman

FROM: Michael Conklin, Director of Environmental Affairs

DATE: June 18, 2021

Recommendation for Lot Consolidation & Planning & Zoning Referral 8-24 Schenck's Island – Wilton, CT

I am recommending the Board of Selectman review and approve the attached lot consolidation map. Schenck's Island is currently comprised of two (2) Assessor's Lots: Lot 72-14 & Lot 72-12. In order to move forward with the implementation of the Master Plan developed by the Schenck's Island & Merwin Meadows Committee, the two lots will need to be combined to form one lot. Attached you will find a copy of the Property & Partial Topographic Map Survey Consolidation Map for Schenck's Island for your review and approval. If approved, I will file the map on the Wilton Land Records to finalize the lot consolidation.

Furthermore, under the advisement of Peter Gelderman, Town Counsel, I am recommending the Board of Selectman refer the Schenck's Island Master Plan to the Planning and Zoning Commission for an 8-24 review. This type of review is mandatory when the Town is seeking to conduct improvements such as those planned in the Master Plan.

Thank you for your consideration of these matters.



1 GREAT LAWN FOR PICNICKING AND COMMUNITY EVENTS

- Provide a sodded lawn area for event space
- Provide an accessible path connecting Old Ridgefield Road, parking, open lawn, nature play and meadow observation tower

2 ACOUSTIC AMPHITHEATER

- Install a concrete pad with bandshell to serve as a performance stage

3 IMPROVED PARKING LOT AND PARK ENTRY

- Install light fixtures on Old Ridgefield Road for pedestrian safety
- Install entry sign at River Road to better identify Schenck's Island access
- Provide daily parking availability for 18 cars, reserve for food truck and handicapped accessible parking during community events
- Install bollard lighting at parking area
- Promote shared parking across from Old Ridgefield Road entrance

4 NATURE THEMED FREE-PLAY AREA

- Utilize slope for boulder scrambles, slides, and climbing elements
- Selectively clear vegetation, and increase as needed to buffer the train tracks
- Provide accessible trail meandering through play elements with connection to main path
- Install protective screen fence along rail line and add native trees and shrubs to create a denser buffer

5 MEADOW OBSERVATION TOWER

- Install a roofed platform with an accessible ramp to provide a unique point of view across the meadow area for bird watching, educational gatherings and general enjoyment of the park
- Incorporate opportunities for art programs and star gazing

6 RIVER ROAD GATEWAY

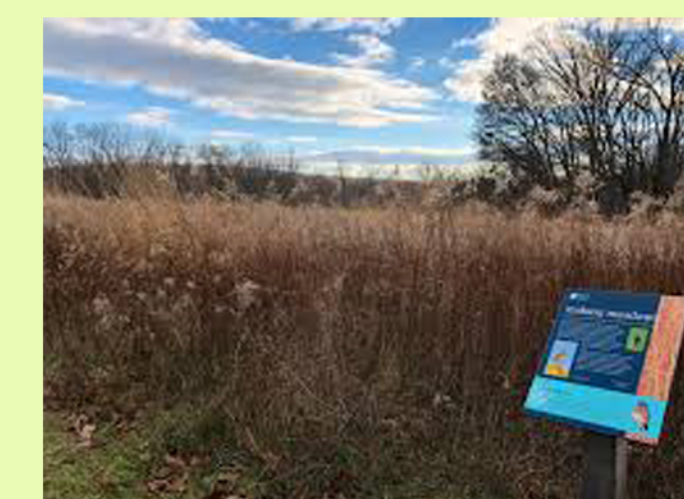
- Improvements shall continue to be undertaken by the Wilton Parks & Recreation Department

7 MANAGED MEADOW AREA & TRAILS

- Provide educational signage to explain different management techniques, improvements, plants and wildlife
- Install bird boxes to promote desired species

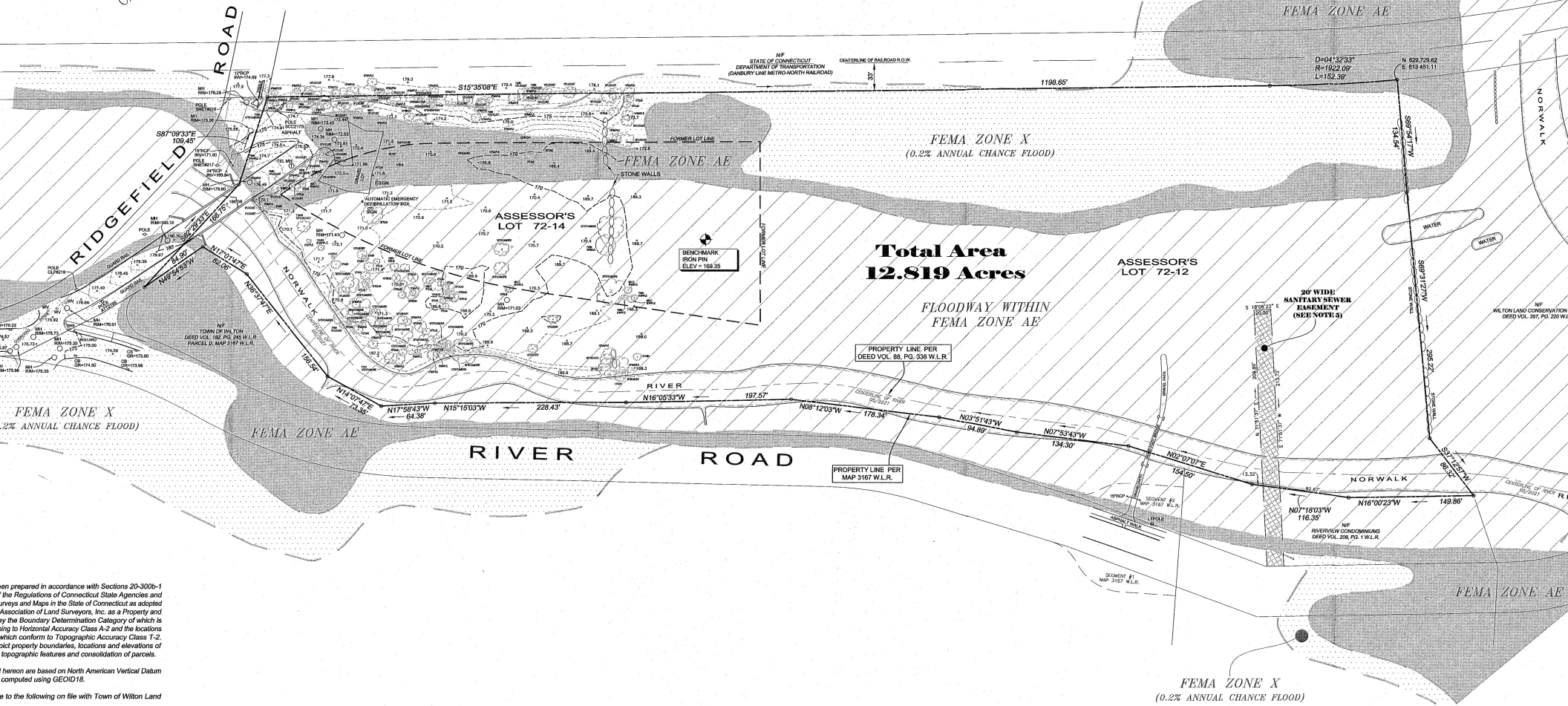
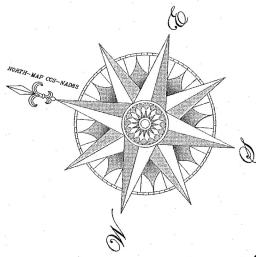
8 RIVER RESTORATION PLANTINGS AND RIVER ACCESS

- Improvements shall continue to be undertaken by Trout Unlimited to further enhance the ecology, habitat and health of the streamchannel.
- Ongoing landscape management will continue by the Wilton Parks & Recreation Department.



SCHENCK'S ISLAND PRESERVE MASTERPLAN

WILTON CONNECTICUT



prepared in accordance with Sections 20-300b-1
 the Regulations of Connecticut State Agencies and
 and Maps in the State of Connecticut as adopted
 Association of Land Surveyors, Inc. as a Property and
 the Boundary Determination Category of which is
 ing to Horizontal Accuracy Class A-2 and the locations
 which conform to Topographic Accuracy Class T-2.
 ct property boundaries, locations and elevations of
 topographic features and consolidation of parcels.

hereon are based on North American Vertical Datum
 computed using GEOID19.

to the following on file with Town of Wilton Land
 3167, 3921, 4999 & 5849
 ol. 88, Pg. 336

to map titled "Connecticut State Highway Department
 Town of Wilton - Wilton-Ridgefield Road From the
 Road No. Westerly to Belden Hill Road Route
 61-03, Sheet 1 of 2, Dated 3/29/1935.

to map titled "Easement Map Prepared for Riverview
 town, Connecticut", Prepared by Henrich's.

ct Parcels = 558,399 S.F. / 12.819 Acres

within R-1A Residence Zone.

to FEMA Flood Insurance Rate Map (FIRM) No.
 ctive Date 6/18/2010. Zone lines depicted hereon
 on said FIRM.

ot delineated prior to field survey.

t, found or set, depicted hereon.

PROPERTY & PARTIAL TOPOGRAPHIC
 CONSOLIDATION MAP
SCHENCK'S ISLAND
 PREPARED FOR
TOWN OF WILTON
 WILTON, CONNECTICUT

0 60 120
 1"=60'

MAY 14, 2021

TO MY BEST BELIEF
 THIS MAP CORRECTLY
 REPRESENTS THE
 FACTS OF THE MATTER
 HEREON.

Ryan C. Schenck
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