

Approved: 1/12/23

TOWN OF WINCHENDON

WINCHENDON TOWN CLERK
RCUD JAN 17 2023 AM 10:38



Conservation Commission

Telephone (978)-297-5402

Regular Meeting/Public Hearing

July 14th, 2022

Town Hall 2nd Floor Auditorium

109 Front Street, Winchendon, MA 01475

PRESENT: Kyle Bradley, David Whitaker, Melissa Blanchard, Lionel Cloutier
Matt Morrow, Conservation Agent

ABSENT: Ken Wante

MATERIALS: Agenda & Notice of Meeting: July 14th, 2022, Minutes- 6/9/22

CALL TO ORDER: K. Bradley called the meeting to order at 6:00PM

ANNOUNCEMENTS: Certificate of compliance for 6 Tolman Rd.

L. Cloutier motioned to approve the certificate of compliance, 2nd by D. Whitaker.

Blanchard (Y) Cloutier (Y) Whitaker (Y) Bradley (Y) 4-0

Certificate of compliance for 415 Hale St.

D. Whitaker motioned to approve the certificate of compliance, 2nd by L. Cloutier.

Blanchard (Y) Cloutier (Y) Whitaker (Y) Bradley (Y) 4-0

PUBLIC COMMENT: None.

MINUTES: 6/9/22

M. Blanchard motioned to approve the 6/9/22 minutes, 2nd by D. Whitaker

Blanchard (Y) Cloutier (Y) Whitaker (Y) Bradley (Y) 4-0

HEARINGS:

6:05PM Request for Determination of Applicability (RDA)

Applicant: David and Danielle Higgins

Project Address: 50 Baldwinville State Rd; Assessor's Map 7A4 Lot 63

Description: Upgrade of a subsurface sewerage disposal system

D. Whitaker read the public hearing notice and opening the hearing.
Chris Stoddard with Stoddard engineering explained the applicant has a failed leech pit just outside the 50 ft wetland buffer. Soil testing was done and the plans were as far away from the wetlands as possible.

M. Blanchard motioned for a negative determination, 2nd by L. Cloutier.
Blanchard (Y) Cloutier (Y) Whitaker (Y) Bradley (Y) 4-0

New Business: Appoint a member of the Conservation Commission to the Open Space Preservation Appraisal and/or Survey Revolving Fund Advisory Committee.

M. Blanchard motioned to appoint Lionel Cloutier, 2nd by D. Whitaker.
Blanchard (Y) Cloutier (Y) Whitaker (Y) Bradley (Y) 4-0

6:10PM Notice of Intent (NOI)

Applicant: Ryan Hamilton

Project Address: Royalston Road North Assessor's Map 1 Lot 64

Project Description: Reviving existing dirt road that runs across Bordering Vegetated Wetlands and associated buffer zones through the center of property to usable dirt road, install culvert(s) to maintain hydraulic connection over wet area, clean up debris left behind from forestry operation.

D. Whitaker read the public hearing notice and opening the hearing.

Kyle Burchard with Goldsmith Press, & Ringwall was present representing the client.

D. Whitaker motioned to approve with standard order of conditions, 2nd by L. Cloutier.
Blanchard (Y) Cloutier (Y) Whitaker (Y) Bradley (Y) 4-0

6:15PM Request for Determination of Applicability (RDA)

Applicant: Mark Paquin

Project Address: 36 Monomonac Road West Assessor's Map 9 Lot 72

Project Description: Proposed vegetation management work within the 100-foot Buffer Zone to Bordering Vegetated Wetlands.

D. Whitaker read the public hearing notice and opening the hearing.

Mark and Debby Paquin were present and explained they have an area of invasive brush under their trees they would like to remove to help the trees grow better along with an area near their dock.

M. Blanchard motioned for a negative determination with the condition that the conservation agent will map out the replanting plans with the property owners, 2nd by L. Cloutier
Blanchard (Y) Cloutier (Y) Whitaker (Y) Bradley (Y) 4-0

6:20PM Request for Determination of Applicability (RDA)

Applicant: Emilia Fanelli

Project Address: 119 Laurel Street

Project Description: Installation of a fence on the property

D. Whitaker read the public hearing notice and opening the hearing.

Emilia Fanelli explained she is looking to fence in a portion of her front and side yard. There would be no vegetation removed and it is outside the 50 ft buffer but inside the 100 ft buffer. The members suggested requiring the fence company to use a small machine or dig the fence posts by hand.

L. Cloutier motioned for a negative determination, 2nd by D. Whitaker

Blanchard (Y) Cloutier (Y) Whitaker (Y) Bradley (Y) 4-0

6:25PM Notice of Intent (NOI)

Applicant: Bull Split Brewing Company

Project Address: 4 Summer Drive Assessor's Map 5B3 Parcels 100, 153, 158, 159 & 160

Project Description: Refurbishing 4 Summer Drive into the Bull Spit Brewery & Tap Room. Removal of the middle section of the existing building located at 11 Summer Drive, preservation of the remaining easterly section to be used as cold storage and another use TBD for the western section

The hearing was postponed to the next meeting on August 11th, 2022, due to failure of advertisement.

6:30PM Request for Determination of Applicability (RDA)

Applicant: Steven Kosakowski

Project Address: 131 Peggi Lane Assessor's Map 6A1 Parcel 58

Project Description: Construction of a 2 car garage adjacent to the existing home

D. Whitaker read the public hearing notice and opening the hearing.

Proposal to construct a 2 car garage adjacent to an existing home. There is already a driveway in place where the garage would be placed, and only half of the garage would be within the buffer zone.

L. Cloutier motioned for a negative determination with standard order of conditions, 2nd by D. Whitaker.

Blanchard (Y) Cloutier (Y) Whitaker (Y) Bradley (Y) 4-0

6:40PM Request for Determination of Applicability (RDA)

Applicant: Roger Bolvin

Project Address: 135 Island Road Assessor's Map M5 Parcel 2

Project Description: Addition of beach sand to existing beach

The hearing was postponed to the next meeting on August 11th, 2022.

6:45PM Request for Determination of Applicability (RDA)

Applicant: George Carville

Project Address: 316 Lakeview Drive Assessor's Map 12 Parcel 29

Project Description: Remove 5 trees, extend deck 4' using a canolever, install retaining wall to front of the property, add washed beach sand to existing beach, add bark mulch to front yard and 3/4 stone to driveway.

D. Whitaker read the public hearing notice and opening the hearing.

The commission needed to revisit the plans regarding the installation of the retaining wall but approved the other requests.

L. Cloutier motioned for a negative determination for the removal of 5 trees, extending deck 4' using a canolever, adding washed beach sand to existing beach, adding bark mulch to front yard, and 3/4 stone to the driveway, 2nd by D. Whitaker.

Blanchard (Y) Cloutier (Y) Whitaker (Y) Bradley (Y) 4-0

6:50PM Notice of Intent (NOI)

Applicant: Alphonse Baron

Project Address: 28 West Shore Drive Assessor's Map 6 Parcel 49

Project Description: Construction of a septic system to serve an existing dwelling within 100' of Sunset Lake

D. Whitaker read the public hearing notice and opening the hearing.

Paul Grasewicz with Graz Engineering represented the client. Due to lack of DEP# the hearing was continued.

L. Cloutier motioned to continue the hearing to August 11, 2022 at 6:10PM, 2nd by D. Whitaker

Blanchard (Y) Cloutier (Y) Whitaker (Y) Bradley (Y) 4-0

6:55PM Notice of Intent (NOI)

Applicant: Dan Bertram

Project Address: 67 Hill Street Assessor's Map 5C1 Parcel 73

Project Description: Construction of a driveway within the 200' riverfront buffer. Construction will result in 3,731 S.F. of new riverfront buffer disturbance.

D. Whitaker read the public hearing notice and opening the hearing.

Paul Grasewicz with Graz Engineering represented the client. Due to lack of DEP# the hearing was continued.

D. Whitaker motioned to continue the hearing to August 11, 2022 at 6:15PM, 2nd by L. Cloutier.

Blanchard (Y) Cloutier (Y) Whitaker (Y) Bradley (Y) 4-0

7:00PM Notice of Intent (NOI)

Applicant: Asher Construction, LLC.

Project Address: Doyle Avenue Assessor's Map 8 Parcel 236

Project Description: Construction of a single family dwelling serviced by a septic system within the 100' buffer zone of a wetland accessed by a driveway which involved a wetland crossing with 1,553 S.F. of wetland disturbance.

D. Whitaker read the public hearing notice and opening the hearing.

Paul Grasewicz stated this project involves a wetland crossing to get to the buildable area. They propose to replicate the wetland area adjacent to the crossing 1.5-1, instead of 1-1. He was going to take a look at the driveway and see if they can reduce the wetland crossing sq. footage. They were also going to try and get the house entirely out of the buffer zone.

L. Cloutier motioned to continue the hearing to August 11, 2022 at 6:20PM, 2nd by M. Blanchard.

Blanchard (Y) Cloutier (Y) Whitaker (Y) Bradley (Y) 4-0

7:05PM Notice of Intent (NOI)

Applicant: Chris Kapsimalis

Project Address: 770 River Street Assessor's Map 4 Parcel 136

Project Description: Construction of a septic system to serve an existing dwelling within the 100' buffer zone of a wetland.

D. Whitaker read the public hearing notice and opening the hearing.

Paul Grasewicz explained this was a septic upgrade after failed Title V. It would be installed in the same location as the existing one but it is within the 100' wetland buffer zone.

L. Cloutier motioned to continue the hearing to August 11, 2022 at 6:25PM, 2nd by D. Whitaker.

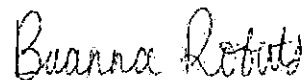
Blanchard (Y) Cloutier (Y) Whitaker (Y) Bradley (Y) 4-0

D. Whitaker made a motion to adjourn, 2nd by L. Cloutier.

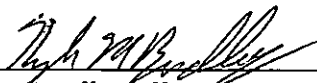
Blanchard (Y) Cloutier (Y) Whitaker (Y) Bradley (Y) 4-0

ADJOURNMENT: 8:00PM

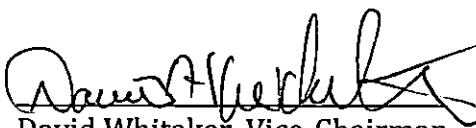
Respectfully submitted,



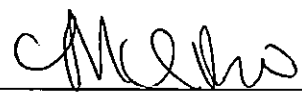
Brianna Roberts, Conservation Commission Recording Secretary



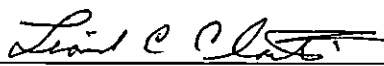
Kyle Bradley, Chairman



David Whitaker, Vice-Chairman



Melissa Blanchard



Lionel Cloutier

Ken Wante