

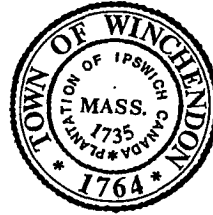
Approved: 11/14/19

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WINCHENDON TOWN CLERK

TOWN OF WINCHENDON



Conservation Commission

Telephone (978)-297-5402

Regular Meeting/Public Hearing

October 10th, 2019

Town Hall 2nd Floor Auditorium

109 Front Street, Winchendon, MA 01475

PRESENT: Chairman Garrett Davieau, Vice-Chairman David Whitaker, Tony George, Kyle Bradley
David Koonce, Conservation Agent

MATERIALS: Agenda & Notice of Meeting: October 10th, 2019

CALL TO ORDER: Chairman Garrett Davieau called the meeting to order at 7:00PM

MINUTES: August 15th, 2019 & September 12th, 2019

David Whitaker motioned to approve the minutes from August 15th, 2019, 2nd by Tony George.

VOTE- Unanimously approved.

David Whitaker motioned to approve the minutes from September 12th, 2019, 2nd by Tony George.

VOTE- Davieau (A) George (Y) Whitaker (Y) 2-0-1 Abstention

BILLS: David Whitaker made a motion to pay the secretary for the minutes of September 26th, 2019, 2nd by Tony George.

VOTE- Unanimously approved to pay the secretary.

NEW BUSINESS: David Koonce let the board know there was a request for a certificate of compliance for an old outstanding order of conditions at 3 Benjamin St. He had not been able to do a site visit yet but asked the board to vote on it provisionally.

Tony George motioned to accept provisionally with David Koonce's approval, 2nd by David Whitaker.

VOTE- Unanimously approved.

HEARINGS:

7:05PM Request for Determination of Applicability

Project Address: 75 Beachview Drive; Assessor's Map M-10, Lot 52

Applicant: Richard E. Oinonen Jr.

Representative: Self

Project Description: Placement of a 10' x 20' (200 sq. ft.) pre-built shed on a gravel base.

As discussed, the applicant would seal in the inside of the shed to prevent any spills inside from draining outside.

David Whitaker made a motion to close the hearing, 2nd by Tony George

VOTE- Unanimously approved to close the hearing.

David Whitaker made a motion for Negative Determination, 2nd by Tony George

VOTE- Unanimously approved a Negative Determination.

7:10PM Notice of Intent

Project Address: 800 Spring Street; Assessor's Map 9, Parcels 28,29,30,33,35,36, & 340

Applicant: New England Auto & Truck Recycler

Representative: Mark Arigoni & MacBroom, Inc.

Project Description: Water quality enhancements.

Mark Arigoni, licensed landscape architect, and Megan Raymond, professional wetland scientist, came forward before the board to discuss the project. Notice of Intent was submitted along with the full storm water report and a post-construction storm water management & maintenance plan. Mr. Arigoni explained the plan and where all the storm water basins would be installed, location of wetlands, etc. Ms. Raymond explained there had been a storm water management system in place already but this plan would upgrade it based on the updated technology to better utilize it to its full potential.

Mr. Koonce asked if the project would be considered re-development and Mr. Arigoni replied yes.

Mr. Davieau commented he was not in support of the peer review as the plan was very comprehensive and did not see any issue with it.

Mr. George stated he was upset that the paving of the driveway was never mentioned to the board. He also requested the stone be 100 ft. from the river. Mr. Arigoni replied that the paving was not part of the NOI. Mr. George also stated the stream across the street has looked very murky. Mr. Arigoni stated that the water is tested quarterly and is clean. Mr. Davieau and Mr. Whitaker did not agree with Mr. George on the stone being 100 ft. from the river as they thought it was too restrictive.

The board agreed to move forward but could not close the hearing due to not receiving any comments from DEP. David Whitaker motioned to continue the hearing to October 24th, 2019, 2nd by Tony George.

7:15PM Notice of Intent (After-the-fact-filing)

Project Address: 210 Alger Street; Assessor's Map 8A-1, Lot 52

Applicant: Steven Curtis

Representative: Mark Popham

Project Description: Construction of a new subsurface sewage disposal system to serve a two-bedroom single-family house to be converted from an existing barn/garage. The project also entails restoration plantings.

Due to a board member being absent and Tony George recusing himself, the board did not have a quorum at the time. Kyle Bradley would be at the meeting later so the board decided to take the hearings out of order and revisit once Mr. Bradley was present.

7:20PM Notice of Intent (cont'd)

Project Address: 610 School Street; Assessor's Map 1, Lot 246

Applicant: All American Builders, Inc.

Representative: Paul Grasewicz, GRAZ Engineering, LLC

Project Description: Construction of a new three-bedroom house, associated driveway access and septic system, installation of utilities, grading and landscaping.

The board had not been able to do a site visit. They planned on visiting next week so a continuation was requested to the next meeting.

Tony George motioned to continue the hearing to October 24th, 2nd by David Whitaker.

VOTE- Unanimously approved to continue the hearing to October 24th, 2019.

7:25PM Notice of Intent (cont'd)

Project Address: 185 Baldwinville Road; Assessor's Map 13, Lot 4

Applicant: Sunpin Solar Development, LLC

Representative: Stephen Herzog, AMEC Massachusetts, Inc.

Project Description: Construction, operation, and maintenance of a 3.135-megawatt direct current ground-mounted solar photovoltaic system, including access road, perimeter fence, storm water management infrastructure, grading, and landscaping.

They are still going under the peer review and requested a continuance.

Tony George motioned to continue the hearing to November 14th, 2nd by David Whitaker.

VOTE- Unanimously approved to continue the hearing to November 14th, 2019.

7:30PM Notice of Intent (cont'd)

Project Address: River Street; Assessor's Map 4, Lot 61 and Parcel 109, and Map 4C-4, Lot 2

Applicant: 580 River Street, LLC

Representative: Dwight Dunk, Epsilon Associates, Inc.

Project Description: Capping the former Mabardy Landfill pursuant to Massachusetts Solid Waste Regulations 310 CMR 19.000.

Bruce Haskell with Langdon Environmental came forward to represent the applicant. After receiving the peer review comments at the last meeting, they have gone back and forth with Tighe & Bond and just received a letter stating there were no further comments but have 4-5 conditions for the board to consider. MA DEP signed the administrative consent order to confirm the landfill needed to be capped.

Mr. Koonce stated all the storm water concerns have been addressed and his only concern was regarding the degraded riverfront area.

Mr. George commented that he was able to visit the site and stated there is only natural growth there and all the testing has come clean. He did not understand why DEP would require the capping and in the process destroying all the natural growth that has occurred. Mr. Haskell replied that it still needed to be capped and just because it's been inactive and natural growth has occurred, does not mean it doesn't need to be capped.

A condition of one-to-one restoration along the river bank was discussed.

Marie McKenna, an abutter, expressed her concern with a few discrepancies with the project. The board recommended to call the Town manager and get on the agenda for the next Board of Selectmen meeting.

James Agnelli, an abutter, questioned the testing process of the fill.

Tony George motioned to continue the hearing on October 24th, 2nd by David Whittaker.
VOTE- Unanimously approved to continue the hearing to October 24th, 2019.

Notice of Intent (After-the-fact-filing) (Continued)

Project Address: 210 Alger Street; Assessor's Map 8A-1, Lot 52

Applicant: Steven Curtis

Representative: Mark Popham

Project Description: Construction of a new subsurface sewage disposal system to serve a two-bedroom single-family house to be converted from an existing barn/garage. The project also entails restoration plantings.

The restoration includes 15 Arborvitae trees, 6'-8' tall, 8' apart, along the stonewall area.

Ben Rota, son of Cheryl Rota an abutter, expressed his concern with the height of the trees and preferred a taller tree. He also requested the restoration to be finished before any building permits are issued. The board disagreed with his requests and

David Whittaker motioned to close the hearing, 2nd by Kyle Bradley
VOTE- Unanimously approved to close the hearing.

David Whittaker motioned to approve the order of conditions, 2nd by Kyle Bradley
VOTE- Unanimously approved the order of conditions.

Notice of Intent (2) (Continued)

Project Address: Lot-A and Lot-C Robert's Way; Assessor's Map 9, Lot 393

Applicant: Barkley Enterprises, LLC

Representative: Paul Grasewicz, GRAZ Engineering

Project Description: Construction of pavement and stormwater management infrastructure serving two (2) proposed garages (Lot-A) and five (5) proposed storage buildings (Lot-C).

David Koonce explained the issue with Lot A was concerning the wet basin/fire pond and wanted it 2 feet deeper. Paul Grasewicz stated the change was already made and approved by the fire chief. David Koonce

stated he did not have that on record. He suggested an order of conditions to require construction of the drainage be complete before the agent signs off on any further building permits. The board agreed.

David Whittaker motioned to close the hearing, 2nd by Tony George
VOTE- Unanimously approved to close the hearing.

David Whittaker motioned to order conditions, 2nd by Tony George
VOTE- Unanimously approved the order of conditions.

Regarding Lot-C, the fire chief had a question about the fire access but it has been answered and was happy with the access road now. The response letter to the peer review had not been drafted yet so David Koonce recommended continuing the hearing.

David Whittaker motioned to continue the hearing to October 24th, 2nd by Tony George
VOTE- Unanimously approved to continue the hearing to October 24th, 2019.

Notice of Intent (Continued) (After-the-fact-filing)

Project Address: 291 Glenallen Street; Assessor's Map M-9, Lot 71

Applicant: Darren Senecal

Representative: Arthur Allen, EcoTec, Inc.

Project Description: Restoration planting, creation of waterfront/beach (including existing dock), and installation of privacy fencing.

To prevent ponding and runoff onto the abutter's property, the plan includes a dry well with a 12' diameter of stone and raised the grade with loam/seed/berm.

The previous plan proposed a beach but has since been removed and replaced with a walkway. Also included is a 5'x40' turtle nesting area. The orchard planting in the 50' buffer zone was replaced with native planting restoration. The red oak saplings were increased to 6'-8' and 12 4'-6' witch hazel shrubs were added. Only organic fertilizer and pesticides would be used in the orchard.

The applicant agreed to pay the filing fee for the dock that was replaced prior to approval.

An abutter expressed her concern with the changes and did not find it satisfactory. She requested a buffer line of Pine trees 10'-12' tall and for the orchard trees to stay out of the 100' buffer zone. Arthur Allen commented that size tree was too tall to plant for survival and suggested 6'-8' feet.

The updated restoration planting included 20 red eastern cedars, 20 red oaks, 12 witch hazel bushes, the recently added 25 white pine trees, and placement of the orchard trees outside of the 100' buffer zone.

Tony George motioned to continue the hearing to November 14th with the order of conditions that they must start the construction of the drainage system, 2nd by David Whittaker.

VOTE- Unanimously approved to continue the hearing to November 14th, 2019.

The applicant at 150 Lakeshore Dr. applied for a permit for a pre-fabricated one-car garage on a poured cement slab. There was confusion considering a permit for a two-car garage had previously been

accepted but no record was found. The garage had already been ordered before the concerns with a small wetland were brought up. It would be located 69' from the wetland. The board suggested filing as a RDA and install erosion controls prior to delivery.

21 Independence Dr. requested approval to take down 19 trees around wetlands. David Koonce visited the site and was confident in the plan.

The board discussed allowing David Koonce to approve the removal of up to 20 trees when it concerns the public safety/health.

David Whittaker motioned to allow David the authority to approve the removal of up to 20 trees when it concerns the public safety/health, 2nd by Tony George.

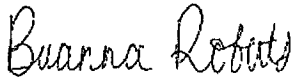
VOTE- Unanimously approved.

David Whittaker motioned to adjourn, 2nd by Kyle Bradley.

VOTE- Unanimously approved to adjourn.

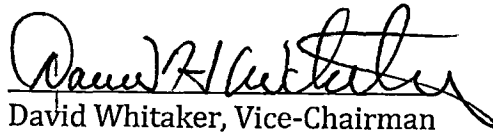
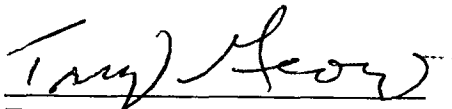
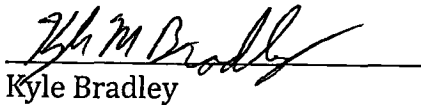
ADJOURNMENT: 10:13PM

Respectfully submitted,



Brianna Roberts, Conservation Commission Recording Secretary

Garrett Davieau, Chairman


David Whitaker, Vice-Chairman
Tony George
Kyle Bradley