

Holliston Conservation Commission

Meeting Minutes

Town Hall . Meeting Room #014

December 1, 2015
7:30 PM

Present: Allen Rutberg, Chair; Ann Marie Pilch, Vice-Chair; Chris Bajdek, Shaw Lively, Commissioners

Emily Kingston, Associate Commissioner
Charles Katuska, Conservation Agent

Absent: Rebecca Weissman, David Schroder, Commissioners;
Sheri O'Brien, Conservation Assistant

Dr. Rutberg, Chair, opened the meeting at 7:30 PM.

General Business

Request for Certificates of Compliance - for Bylaw File Nos. B-004 & B-005 - 179 & 175 Mohawk Pat (Lots 88 & 89, respectively) - Peter Lavoie/G & H and Toll Brothers

Mr. Katuska reports on his site inspections and notes that neither of these abutting lots are stabilized by lawn and that the Order of Conditions provision for final stabilization (Conditions 28 and 31) remain in force and effect.

Ms. Pilch made a motion to issue a Partial Certificate of Compliance for each Bylaw File No. B-004 & B-005, 179 & 175, respectively. Mr. Lively seconded the motion. Unanimous. (4-0-0)

Request for Certificate of Compliances - DEP File No. 185-742, 207 Mohawk Path (Lot 82) - Peter Lavoie/G & H and Toll Brothers

- Not ripe for Conservation Commission action
- Rooftop infiltration system NOT depicted on As-Built Plan

Commission Resignation – Resignation letter received from Commissioner James McGrath. Conservation Commission Members signed a letter of appreciation for out-going Commissioner Jim McGrath.

Open Commissioner Position –

Ms. Pilch made a motion to recommend current Associate Commissioner, Emily Kingston, to the Board of Selectmen for appointment as Conservation Commission member. Mr. Bajdek seconded the motion. Unanimous. (4-0-0).

Geographic Information System (GIS)

- Brief discussion of additional GIS layers to be added to Town's GIS (USGS . Topography map, 2013-14 color aerial photos, USDA Soils Map)
- Additional GIS-training session under consideration.
- Mr. Katuska will keep the Conservation Commission apprised of training schedule.

Public Meetings and Hearings

Continued Public Hearing – Notice of Intent for DEP File #185-798: 415 Concord Street (Assessors Map 11 Block 6, Lot 27) proposal to construct a 66-unit residential subdivision . *Bruce Griffin/New England Environmental, Inc.* representing *Pulte Homes of New England, LLC*

Present for the applicant: Matt Leidner, Civil Design Group; Mark Mastroianni, Pulte Homes

Mr. Leidner presented new proposal for small community garden (40'x 88' onsite for Brooksmont Residents. Proposed garden to be located within the 100' Buffer Zone, but outside of the 50' No Disturbance Zone

Reviewed prior staff comments, **noted as acceptable by Mr. Mastroianni.:**

- No pesticides, herbicides to be used
- Any fertilizer to be low- PO₄, slow-release type
- Sign to be posted noting above limits
- No irrigation water to be drawn from existing wetland
- Adjust grading so garden does not drain directly into wetland

With the consent of the applicant, Mr. Lively made a motion to continue Public Hearing – Notice of Intent for DEP File #185-798: 415 Concord Street to December 15, 2015. Ms. Pilch seconded the motion. Unanimous. (4-0-0)

Mr. Katuska will send Planning Board an email in support of this community garden proposal.

Continued Public Hearing – Notice of Intent for DEP File #185-803: 128 Fisher Street (Assessors Map 1 Block 1, Lots 23.3 and 49) proposal to construct solar-powered electric generating facility, stormwater basins and one utility crossing . *Dan Wells/Goddard Consulting, LLC* representing *Greg Carey/Clean Energy Collective, LLC*

Present for the applicant: Greg Carey; Scott Goddard, Goddard Consulting

- Mr. Carey notes today's office meeting with Mr. Katuska
- Mr. Carey also notes sign-off letter from MetroWest Engineering regarding storm water peer review.
- Mr. Goddard reviews Buffer Zone Mitigation Plan

- Submits new (Dec. 1) letter summary
- Submits 3 copies of latest Buffer Zone Mitigation Plan
 - New plan adds additional ~ 1500 sq. ft. Buffer Zone mitigation area to reach 1:1 for impact within inner 50qof 100qBuffer Zone.
- Mr. Goddard reviews Vegetation Management Zones in South East portion of site (in 100qBuffer Zone)
 - Passive Vegetation Management Zone (trees to be cut and removed without heavy equipment access)
 - Active Vegetation Management Area 50q. 100qsame but regrowth will be cut, by hand, as necessary to control panel shading
 - Discussion of access to large North drainage basin
- Revised documents to be received:
 - Buffer Zone Mitigation Summary Letter
 - Buffer Zone Restoration Plan
 - Buffer Zone Restoration Write-up

Ms. Pilch made a motion to close the public hearing, subject to receipt of revised documents noted, on Notice of Intent for DEP File #185-803: 128 Fisher Street. Mr. Lively seconded the motion. Unanimous. (4-0-0)

****New Public Hearing – Notice of Intent for DEP File #185-804: 1146 Washington Street (Assessors Map 8 Block 7, Lot 9) proposal to replace an existing septic system . Seth L. Lajoie and Associates, Inc., representing David Lindhal**

Present for the applicant: Seth Lajoie, RPS

- Submits abutter notification receipts

Mr. Lajoie presents the proposal to replace an existing septic system.

- Notes existing failed %each pit+
- Describes Bordering Vegetated Wetland in southwest area of site
- Reviews site limitations constraining replacement septic system location (high groundwater)
- Access for new system construction across paved parking area
- Access for filling abandoned cesspool likely around front of house
- Temporary stockpiling on existing pavement ONLY

Abutter, Mr. Shaw (North of site) notes concerns:

- Concerned about existing fence (previously abused by project site tenants)
- Concerned about existing vegetation (as screening for his property)

Proposed concrete retaining wall will be ~ 1qfrom North property line at closest point

- Wall made of 2q2q4qconcrete blocks on stone base
- Maintain trees along North and East Property lines to the extent possible

Mr. Lively made a motion to close the public hearing Notice of Intent for DEP File #185-804: 1146 Washington Street. Mr. Bajdek seconded the motion. Unanimous. (4-0-0)

Mr. Katuska reviews the staff draft Order of Conditions.

Mr. Lajoie agrees to all 44 draft special conditions.

Ms. Pilch made a motion to issue the Order of Conditions for DEP File #185-804: 1146 Washington Street as drafted. Mr. Lively seconded the motion. Unanimous. (4-0-0)

At 9:07 PM, Mr. Lively made a motion to adjourn the meeting. Ms. Pilch seconded the motion. Unanimous. (4-0-0)

The next Conservation Commission meetings will be:

- ∞ **Tuesday, December 15, 2015** at 7:30 PM; Lower Level Meeting Room #014

- ∞ **Tuesday, January 5, 2016** at 7:30 PM; Lower Level Meeting Room #014

- There will be 3 weeks between these meetings due to the holiday week at the end of December.