

Holliston Conservation Commission

Meeting Minutes

Town Hall- Meeting Room #014

June 27, 2017

7:30 PM

Present: Chris Bajdek, Chair; Rebecca Weissman, Vice Chair; Blake M. Mensing, Ann Marie Pilch, Allen Rutberg, Commissioners
Utah Nickel, Associate Commissioner
Kristin O'Brien, Conservation Assistant
Absent: Jennifer Buttaro, Shaw Lively, Commissioners; Sheri O'Brien, Conservation Agent

Chris Bajdek, Chair, opened the meeting at 7:30 PM.

General Business

Request for Certificate of Compliance for 195 Mohawk Path (Lot 85) Bylaw File # B-001- Rohit Khettry

- Ms. K. O'Brien explained that a Partial Certificate of Compliance (CoC) was issued last year as all outside work was completed; however, the lawn needed to grow, which it now has done.

Ms. Pilch made a motion to issue a Certificate of Compliance for Bylaw File # B-001: 195 Mohawk Path (Lot 85). Ms. Weissman seconded the motion. Unanimous. (5-0-0).

Request for Certificate of Compliance for Lot 71 Minuteman Circle DEP File # 185-789- Mark McKibben, Toll Brothers

- Ms. K. O'Brien inspected the property, but the approved deck was not on the final as-built and the lawn needs to be established. Mr. McKibben stated that he can submit a new as-built with the deck.
- Ms. K. O'Brien recommended approving the Partial CoC, but holding it until the correct as-built is submitted. The Commission agreed.

Ms. Pilch made a motion to issue a Partial Certificate of Compliance for DEP File #185-789: Lot 71 Minuteman Circle pending submission of the final as-built plan. Mr. Mensing seconded the motion. Unanimous. (5-0-0).

Potential Violation at 23 Minuteman Circle (Lot 69)

- Ms. K. O'Brien explained that she was notified after excavation work began at 23 Minuteman Circle and there was no record of erosion controls being inspected. At the visit she saw the silt fence was not in the correct location, there were no hay bales installed in front of the silt fence per the approved plan, and three large excavation pits were behind the silt fence and in the 50q no-disturb buffer zone.
- Peter Lavoie stated that the fence would be repaired and holes were test pits from 2005-2006.
- The Commission required the holes to be filled with clean fill/topsoil and 3-4 native shrubs need to be planted per hole at least 30 days before a request for a CoC.

Request for Minor Modifications to the Order of Conditions for DEP File #185-827: 55 Boynton Road- David Faist, McClure Engineering representing J. Mack, American Durafilm

- A revised plan was submitted to include minor changes and details for the planting mitigation and retention wall.

Ms. Pilch made a motion to accept the Minor Modifications for the Order of Conditions for DEP File #185-827: 55 Boynton Road. Dr. Rutberg seconded the motion. Unanimous. (5-0-0).

Request for Minor Modifications to the Order of Conditions for DEP File #185-828: 15 Hill Street-Jeffrey and Brenna Peterson

- A 6'x 6' corner of the proposed addition was removed to meet the 40' road setback requirements.

Ms. Pilch made a motion to accept the Minor Modifications for the Order of Conditions for DEP File #185-828: 15 Hill Street. Ms. Weissman seconded the motion. Unanimous. (5-0-0).

245 Washington Street- 40B Waiver Requests

- Ms. K. O'Brien explained that an Order of Resource Delineation was issued for this property in the fall and the ZBA has received a Comprehensive Permit request for an Affordable housing development.
- The builder has requested a waiver from the local wetland bylaw to build within the 50' buffer zone.
- Most units and the septic pumping chamber are within the 50' buffer zone.
- The ZBA has requested comments from the Commission.
- Ms. K. O'Brien suggested wetland bounds, native plantings, fertilizer and pesticide restrictions, and fencing limitations.
- A formal memo will be drafted for the next meeting.

Camping Permit Update

- Ms. K. O'Brien spoke with the fire department and the fire chief does not need to approve propane camping stoves.
- This question will be removed from the camping permit application.

58 Hopping Brook Road Update

- Ms. K. O'Brien explained that the connector trail from the solar to the rail trail has flooded out and there is an erosion issue in the parking lot.
- Robert Weidknecht, Rail Trails Committee, stated the parking lot is not ADA compliant and will need to be regraded.
- There was discussion about the parking lot substrate material.

Washington Hills Conservation Restriction Update

- The Commission signed the CR and Mr. Mensing notarized the signatures.

Draft Bylaw review

- Copies of the draft were distributed and will be discussed at the next meeting.

Vote on Draft Meeting Minutes – 5/16/17, 6/13/17

Ms. Pilch made a motion to accept the 5/16/17 minutes. Ms. Weissman seconded the motion. The motion passed. (3-0-2).

Dr. Rutberg made a motion to accept the 6/13/17 minutes. Ms. Pilch seconded the motion. Unanimous. (5-0-0).

Review Correspondence

- None to review.

PUBLIC HEARINGS/PUBLIC MEETINGS

****New Public Meeting - Request for Determination of Applicability for #D-611: 66 Westfield Drive (Assessors Map 11-8-85) proposed septic system replacement – Karon Skinner Catrone, Wetland Consulting representing Michael Slyne**

Conservation Commission Minutes 06-27-17

Issued by:

Approved by Commission: 07-25-17

- Ms. Catrone was present and explained the proposed replacement of a failed septic system.
- No trees will be removed and will be in a lawned area, but the limit of work is ~20q from the wetlands.
- The Commission approved stockpiling in the 50-100q buffer zone in the designated location. Any stockpiles must be surrounded by straw wattles.
- The applicant is to remove the dumped vegetation debris within the 50q buffer zone.

Ms. Pilch made a motion to issue a negative 3 Determination of Applicability for #D-611: 66 Westfield Drive with the conditions as stated. Ms. Weissman seconded the motion. Unanimous. (5-0-0).

****New Public Meeting - Request for Determination of Applicability for #D-612: 288 Mill Street (Assessors Map 10-2-45) proposed shed construction – Ryan Donahue**

- Mr. Donahue explained he recently moved into the home and would like to build a 16qx 20q shed in existing lawn area. It is approximately 15q from the wetlands line.
- Based on grading and layout of the property this is the best location.
- The Commission requested a 10q buffer of unmowed lawn that would be behind the shed and extend towards the driveway, following the natural grade.
- After discussion, it was agreed that Mr. Donahue will plant about 6 native shrubs in a 10q wide strip.

Ms. Pilch made a motion to issue a negative 3 Determination of Applicability for #D-612: 288 Mill Street with the conditions as stated. Dr. Rutberg seconded the motion. Unanimous. (5-0-0).

Continue Public Hearing – Notice of Intent for DEP File # 185-829: 32 Adam Wheeler Lane (Assessors Map 6-3-37) proposed single family house construction – Peter Bemis, Engineering Design Consultants, Inc., representing William and Kathleen Delorie

- The tree inventory was reviewed and discussed.
- Mr. Bemis was not present.
- The Commission required a protection plan be submitted for three trees closest to the limit of work and that the dead pine tree must remain.

Dr. Rutberg made a motion to issue an Order of Conditions for DEP File #185-829: 32 Adam Wheeler Lane, with the discussed conditions. Mr. Mensing seconded the motion. Unanimous. (5-0-0).

270 Central Street Update

- Ms. K. O'Brien explained the owner has now proposed the installation of a well at least 50q from a wetland.
- There was discussion as to which type of permit request he must submit.
- Ms. K. O'Brien and Ms. Weissman will conduct a site visit to determine a more accurate distance from the proposed well and the wetland line.

Proposed Staff Compensation

- Mr. Bajdek explained he met with Jeff Ritter, Town Administrator, to discuss retroactively paying Ms. K. O'Brien as agent during the Agent's leave.
- Ms. K. O'Brien's current rate is \$20.18/hour and the proposed increase would be to \$23/hour (an average of the agent and assistant rates). The pay would be retroactive to April 10, 2017 and will continue until the Agent's return, at which point Ms. K. O'Brien will return to her FY18 rate.
- The funds would be from the town approved budget.
- There was discussion and the Commission has been very pleased with Ms. K. O'Brien's work.

Ms. Pilch made a motion that Ms. K. O'Brien receive a pay increase to \$23/hour. This rate is to be paid retroactively to April 10, 2017 and will end upon the Agent's return from leave, at which point she will return to the FY18 rate. Dr. Rutberg seconded the motion.

- There was discussion on the rate of pay and why it was an average. Ms. Pilch and Dr. Rutberg withdrew the motion. The Commission agrees to increase the rate to the full Agent pay of \$25.50/hour.

Dr. Rutberg made a motion that Ms. K. O'Brien receive a pay increase of \$25.50/hour. This rate is to be paid retroactively to April 10, 2017 and will end upon the Agent's return from leave, at which point she will return to the FY18 rate. Mr. Mensing seconded the motion. Unanimous. (5-0-0).

Ms. Pilch made a motion to adjourn the meeting at 9:50 PM. Ms. Weissman seconded the motion. Unanimous. (5-0-0).