

**Holliston Planning Board  
Meeting Minutes of April 7, 2011**

**In Attendance:** Chairman Warren Chamberlain, Jack Donovan, Parashar Patel, and Geoffrey Zeamer. Len Engel was absent.

**Call to Order:** The Chairman called the meeting to order at 7:30 p.m. in the Selectmen's Meeting Room of Town Hall, 703 Washington Street.

**General Business**

Approval of Minutes – 3/24/11

On a motion by Mr. Patel, seconded by Mr. Zeamer the minutes were approved as written on a vote of 3 – 0 -1. Mr. Donovan abstained.

Field Change: Evergreen Square Subdivision

Rob Truax from GLM Engineering Consultants, Inc. was present for Wall Street Development to request reconsideration of a field change request previously presented on March 11<sup>th</sup> and denied. Mr. Truax indicated that he was authorized to offer screen plantings to mitigate the impact of proposed driveway grading for Lot 24. After some discussion, it was agreed to remove the trees noted within the 60-Foot No Disturbance Zone and plant 12 3-4' 'Nigra' arborvitae (American var.) six feet on center to screen the house and driveway turnaround between elevation 344' and 350'. Mr. Truax agreed to provide a plan for the record. The field change was accepted on a motion by Mr. Donovan, seconded by Mr. Zeamer with the vote as follows: 3- 0 – 1. Mr. Patel abstained as he is a resident of the subdivision.

Balancing Rock: Construction Update

Jeff Clark and Jim Reardon were present from Oxbow Development to discuss fulfilling landscaping requirements in the Balancing Rock Senior Residential Development located off Washington Street. The discussion is a result of correspondence from the unit owner at #30 Piedmont Drive (dated March 7 and April 5) and Mr. Clark's response dated February 22, 2011. Mr. Clark noted that the approved landscaping plan dated January 16, 2004 (rev. 3/20/05) designed by Cosmos Assoc. and approved by both the Planning Board and Conservation Commission did not reflect a "construction drawing" as it lacked unit plantings and an account of specimen trees moved around on the site. He added that it had plantings on the septic areas. Since May 2006, Oxbow has completed street tree, screening and perimeter plantings, making significant deviations from the approved planting list. Mr. Clark agreed to provide the following information to the Board: 1. a complete landscape inventory, 2. an analysis of health of the London plane trees being utilized uniformly for street trees, and 3. an accounting of the wetland buffer plantings of concern to the Conservation Commission, and 4. an evaluation of the white pine "screening" plantings noted by the unit owner. An appointment will be scheduled when materials are received. Any field changes will be documented.

Covanta: Noise Mitigation Presentation

Present to discuss the latest noise monitoring results and compliance with the town's zoning by-laws and the Special Permit conditions of September 28, 2006 were Anthony Dell'Anno, Erik Freidenfelds and Tom Stanwood of Covanta Energy along with Rob O'Neal, INCE of Epsilon Associates, Inc. Mr. Dell'Anno indicated that it is Covanta's position that the monitoring completed by Epsilon on October 18, 2010 for Location 1M (western boundary near MSW building) indicates that the facility operation is now compliant with the Town's requirements. He made reference to a report prepared by Epsilon dated March 1, 2011 describing the measurements following installation of sound abatement panels on the eastern wall of the MSW

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tipping wall. The measurements were taken on a Monday under conditions described in the approved protocol. Some comparison of previous results was included in the discussion as well as a characterization of some “uncontrollable” noise sources such as back-up alarms from outside haulers. Mr. Donovan noted that after the Board’s February site visit to the facility, he had contacted an acoustical engineer with Malcolm Pirnie Environmental Co. of New York to discuss the Epsilon report. His comments and conclusions were noted in correspondence dated February 28, 2011. Mr. Donovan concluded that he was satisfied with the monitoring. Mr. Zeamer concurred, noting that Covanta had been responsive in spirit and detail.

The Chairman asked the Board of Health members present whether they had any concerns or comments. Mr. Maccagnano noted that the Board of Health’s “Site Assignment” made a finding that operational noise and hauling noise were of concern and that there was a general overlap with the Planning Board’s concerns. He added that the Board has not been receiving complaints as it had before Covanta purchased the facility and implemented changes to operations and the physical plant. Mr. Patel expressed a concern for the by-law standard as a separate issue. Mr. Dell’Anno was reminded of the surviving conditions of the Special Permit and the members were in agreement that the monitoring results were satisfactory.

Economic Development Comm.

Ms. Sherman provided a brief summary of the start-up Economic Development Comm. meeting on Tuesday morning, including their concerns and “charge”. Mr. Patel asked for follow-up on his request to be appointed.

Work Program 2011

Continued review of the Board’s Rules and Regulations is anticipated for May thru June. The draft will be expanded and re-circulated. A request to transfer funds from the personnel to professional services line items will be made ASAP. Mr. Donovan volunteered to address the Form E construction cost estimate re-vamp. Also, Ms. Sherman will assemble an RFQ/RFP to separate peer review from inspection functions. After some discussion, members suggested the implementation of a field change fee. Ms. Sherman agreed to research the approach taken in other towns and estimate the level of effort generally used to process changes.

**Adjournment** - The meeting was adjourned at 9:15 p.m. on a motion made and duly seconded. Meeting dates were established for April 26<sup>th</sup> as well as May 12<sup>th</sup>.

Respectfully submitted,

Karen L. Sherman, Town Planner