

**MINUTES
CONSERVATION COMMISSION
LAND USE MEETING ROOM
September 17, 2018**

OPENING: The regular scheduled meeting of the Conservation Commission opened at 7:00 p.m. Attendance is as follows:

Christopher Pratt, Chairman	Present
Seth Kellogg, Vice, Chairman	Absent
Mehmet Mizanoglu, Commissioner	Present
Dave MacWilliams, Commissioner	Present
Brian Drenen, Commissioner	Absent
Brian Pranka, Commissioner	Present
Jerry Patria, Commissioner	Present
Dennis Clark, Coordinator	Present

7:00 Chairman Christopher Pratt, opened the meeting at 7:00 p.m.

MINUTES

Commissioner MacWilliams made a motion to accept the minutes of August 20, 2018. Commissioner Patria seconded the motion. None opposed, the motion passed unanimously.

PUBLIC HEARINGS

Mr. Todd Holt

7:10 **RDA 15 Sunnyside Road** Chairman Pratt opened the public hearing by reading the legal as posted in the Westfield News on September 7, 2018. Mr. Holt, representative for the applicant, presented plans for an inground pool located approximately 77 feet from a wetland. Construction could begin in October. There may be high ground water which could require some fill. The maximum depth of the pool is 5 feet and will be located on a raised elevation. Chairman Pratt made a motion for a negative determination with conditions of hay bales and silt fencing installed prior to the beginning of construction for erosion control. Commissioner Mizanoglu seconded the motion. None opposed, the motion passed unanimously.

Mr. Davin & Mrs. Beth Thomas

7:20 RDA 45 Miller Road (end of Second Street) - continued Chairman Pratt opened the continuation of the Public Hearing. Coordinator Clark, Mr. Grannells, and DPW were at the location to determine the best location for the 3 infiltrators. DPW agreed to maintain the basins once they are installed, but will require DPW supervision of their installation. The project will not begin until October, and Dig Safe will be contacted. Replenishment of beach sand was not approved under this RDA. The Commission will work with the Beach Committee in developing a Beach Nutrient Plan. Chairman Pratt made a motion for a negative determination with conditions including over site by DPW and erosion control. Commissioner MacWilliams seconded the motion. None opposed, the motion passed unanimously.

Mr. Gino and Greg Whitehead
Ms. Patricia Sherman

7:32 NOI 32 Beach Road Chairman Pratt opened the continuation of the Public Hearing. Mr. Whitehead presented a revised plan with drainage details including runoff from the dwelling. The stairs were also included which are 4 feet wide and in compliance with the Building Code. The dwelling is currently being compromised due to erosion. Three retaining walls will be installed in an arc formation to help prevent further erosion. The beach area will remain as a grass area. Construction will continue until the heavy frost, then continue after the thaw in the spring of 2019. Mr. Whitehead agreed to add infiltrators at the top of the slope for the roof drains to prevent a back up in the down gradient piping system. Chairman Pratt made a motion to close the Public Hearing. Commissioner Patria seconded the motion. None opposed, the motion passed unanimously.

Commissioner MacWilliams made a motion to approve the plan with conditions including the addition of infiltrators, erosion control in place before the project begins, and a \$10,000.00 bond. Commissioner Mizanoglu seconded the motion. None opposed, the motion passed unanimously.

Mr. Jon Goddard, R. Levesque & Associates

7:51 NOI 34 Granville Road Lot A & Lot B Chairman Pratt opened the continuation of the Public Hearing. The original project was for the construction of two dwellings with a common driveway. During a site inspection, Commissioner Pranka noted that moving the driveway would limit the impact on any wetlands. Mr. Goddard requested that the Notice of Intent for Lot A be withdrawn without prejudice. Commissioner Mizanoglu made a motion to accept the withdraw as there will not be any impact on wetlands for Lot A. Commissioner Pranka seconded the motion. None opposed, the motion passed unanimously.

The Public Hearing continued for Lot B. The only impact on Lot B, once the driveway was relocated, is a small section on the lower portion of the rain garden that is within the wetland buffer area. The shared driveway will have an easement with requirements relative to maintenance enforceable by DPW. Both dwellings will be connected to public water and sewer. Commissioner MacWilliams made a motion to close the Public Hearing. Commissioner Mizanoglu seconded the motion. None opposed, the motion passed unanimously. Commissioner MacWilliams made a motion to accept the plan as proposed with a \$10,000.00 bond. Commissioner Patria seconded the motion. None opposed, the motion passed unanimously.

Mr. Jon Goddard, R. Levesque & Associates
Mr. Michael O'Brien, Saloomey Construction

7:40 NOI 11 Nicholson Hill Road Chairman Pratt opened the continuation of the public hearing. Mr. Goddard explained that, in accordance with MGL, the construction of the group home is considered a single family dwelling. There are four bedrooms. The septic system was designed in accordance with the number of bedrooms and additional capacity for the employees. The parking area pavement was reduced, and the plan included drainage from infiltrators on four corners of the dwelling. The water runoff will be directed as not to impact existing wetland on the property. The septic system is in the front of the dwelling with a separation distance to the roadway with trees being planted to replace the existing dying trees. There is also a swale on the side of the driveway that will redirect the water that away from the road. Mr. Listro presented a plan from 2012 and questioned the location of wetlands. Commissioner MacWilliams noted that Mr. Listro did not accurately locate the actual site due to the difference of the scale from the 2012 plans to the plan being presented. The resident of 12 Nicholson Hill Road stated

that the plans shows the dwelling as an office type building, not residential. However, the dwelling construction was not part of a review from the Conservation Commission. Mr. MacWilliams made a motion to close the Public Hearing. Commissioner Mizanoglu seconded the motion. None opposed, the motion passed unanimously. Commissioner MacWilliams made a motion to accept the plan as submitted with a \$10,000.00 bond. Commissioner Pranka seconded the motion. None opposed, the motion passed unanimously.

DISCUSSION/REVIEW

LPP Update Chairman Pratt discussed the lack of boat stickers at Saunders Marina with Kurt Saunders. Mr. Saunders stated that he would pay for the vessels moored at the marina instead of each individual vessel owner. There are approximately 100 + vessels moored there, and only 25 payments were made in 2018 and 24 in 2017, an approximate loss of \$3,000.00 revenue per season.

Mr. Paul Murphy

84 Point Grove Road – The Conservation Commissioners agreed to a site visit to view the dock on Mr. Murphy's property, and the neighboring dock at 5:30 p.m. on September 26th.

Noble Steed Commissioner MacWilliams made a motion to approve an extension of the Order of Conditions for JAAN Development NOI# 292-0280. Chairman Pratt seconded the motion. None opposed, the motion passed unanimously.

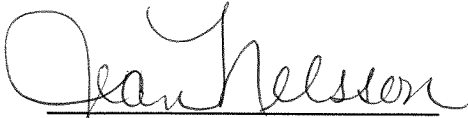
CVS Rain Garden Coordinator Clark received a complaint concerning the disrepair of the rain garden at VS. Coordinator Clark will contact Mr. Grannells to review the plans submitted to determine if a maintenance plan was submitted.

107 South Loomis Street Coordinator Clark stated that an inspection of the property for compliance will be conducted in the spring.

MACC Fall Sign Up The Commissioners received notice of the fall conference from MACC. The Commissioners traditionally attend the spring conference only.

Commissioner Pranka made a motion to adjourn the meeting at 8:39 p.m. Commissioner Patria seconded the motion. None opposed, the motion passed unanimously.

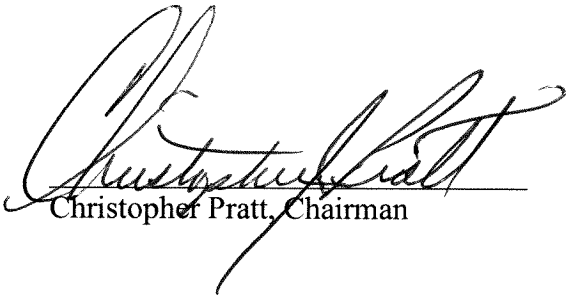
Respectfully submitted,



Jean Nilsson, Secretary

cc:

Select Board
Town Clerk



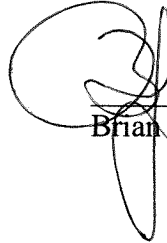
Christopher Pratt, Chairman



Seth Kellogg, Vice Chairman



Mehmet Mizanoglu, Commissioner



Brian Pranka, Commissioner

Brian Drenen, Commissioner



Jerry Patria, Commissioner

10/1/18

Date