

**Town of Bellingham
Conservation Commission
Municipal Center
Bellingham, MA 02019
Minutes of the meeting of May 11, 2016**

Project: 105-783 & BWP-138

Project Description: 450 Hartford Ave.
Septic system repair with minor grading within the
100' buffer zone

Applicant:

Adimar Moura, Remax Construction, Inc.
375 Maple St.
Bellingham, MA

Representative:

Mark Farrell
Green Hill Engineering
Sturbridge, MA

Plans: NOI & Proposed Septic System, 450 Hartford Ave., Bellingham, 4/14/2016
Continuation time: 7:30 PM

Mark Farrell described the work as minor grading in the hundred foot buffer zone. An existing three-bedroom house did not pass title V inspection. There is a wetland system behind the house. The majority of work is outside the buffer zone. Cliff stated over the years the back yard has grown in with maple trees. He inspected the site, the cesspool will be removed. It's a septic repair and the only special condition is no pool installation and removal of all debris. Shawn Wade asked about putting medallions out across the back of the yard for no dumping. Cliff stated he didn't think it needed it. Neal Standley moved to close the hearing and issue an order of conditions. Brian Norton seconded, and was passed on a unanimous vote.

Cliff Matthews informed the public/attendees there would be no May 25th, Conservation Commission meeting, because of the annual town meeting on the same night. Neal Standley moved to cancel the 5/25/16 meeting seconded by Michael Roche, and passed on a unanimous vote. The next Conservation Commission meeting will be on Wednesday, June 8th.

BWP – 139
RDA

Project Description: 95 Mendon St., tree removal
within 100 foot buffer zone

Applicant:

Cliff Matthews
95 Mendon St.
Bellingham, MA

Plans: RDA and Hand Sketch
Hearing time: 7:45 PM

Cliff Matthews excused himself from the Conservation Commission board, as he was the applicant. Neal Standley took over and read the hearing letter. Mr. Matthews wants to remove the two trees next to his house and shed (approximately 8 to 12 feet from the foundation). There is currently a limb from one very large, (over 100 feet tall) tree cutting into the trunk of another and in high winds there is serious risk of the tops of the trees falling onto the house. The site had been reviewed by several commission members earlier.

Conservation Commission
Minutes of the meeting of May 11, 2016
Page #2

Determination was made at the hearing. No tree debris will be allowed around the area of activity. Brian Norton asked about impact to a nearby oak tree which is partially blocking access. Cliff Matthews stated they might have to trim it but wanted to leave it intact (as much as possible). Trimming of the oak tree to provide access is permitted. Neal Standley asked him about grubbing out the stumps. Cliff is keeping them at approximately 7 foot high. Mike O'Herron mentioned that it may be possible to use the tree trunks for blocking ATV use along the nearby gas line right of way. Michael Roche made a motion for negative determination with the conditions discussed. Shawn Wade seconded the motion, which was passed unanimously.

Project: 105-779 & BWP-131
NOI

Applicant:
Mark Pillote
Campanelli Bell. LLC
10 Campbell Dr.
Braintree, MA

Project Description:

160 High St. – 600,000 sf. & 300,000 sf. Distribution facility, septic, storm water management

Representative:

Brandon Li
Kelly Engineering Group Inc.
o Campanelli Drive
Braintree, MA

Plans: NOI & Site Development Plans, Sheets 1 -21, Nov. 11, 2015; Stormwater Report & O & M Plan 11/11/15
Continuation time: 8:00 PM

The Conservation Commission continued reviewing the comment letter responses from Tom Houston of PSC, dated March 10, 2016; where they left off (with #28) after the meeting of April 27th.

28. Applicant is gathering information for the Planning Board & Conservation Commission & then they will provide revised plans as required addressing both board's issues. The Conservation Commission conducted a site visit on 5/7 and looked at the isolated wetlands. Of special concern was the larger Isolated Wetland that is proposed to remain unaltered in the center of the site. In order to retain surface water and promote plant health, the commission along with the applicant's consultant, John Rockwood, have proposed that a permeable liner compacted and installed below the surface will serve to prevent shallow groundwater from migrating from this area. Additionally, a small berm at the surface will assist in retaining surface water. Cliff suggested shifting the roadway to the greatest extent possible and leaving the existing rock wall in this area in place.

29. Erosion and sediment control. Cliff stated that there was insufficient specificity shown on the Sediment and Erosion Control Plan. They will have to file a NPDES permit prior to any activity occurring on site. David Kelly stated it would have more value if it was provided once the general contractor has an opportunity to inspect the site in depth and prepare the plan consistent with the NPDES requirements. The commission will require that the plan be submitted for commission review four weeks prior to the commencement activities.

30. An estimated budget sufficient to complete the outlined maintenance tasks associated with the Operation and Maintenance Plan shall be provided prior to occupancy. Our peer reviewer (PSC) stated it should be part of the O & M Plan. David Kelly stated that they would comply.

31. Water Resources District is just at the river's edge. Cliff Matthews suggested that then they won't need a waiver. After discussion it was decided that the waiver is not necessary.

Conservation Commission
Minutes of the meeting of May 11, 2016
Page #3

32. The commission remains concerned that the possibility exists that under major stormwater events, water infiltration through basin bottoms can intercept groundwater limiting storage capacity of the basins. Mr. Kelly stated that every effort is being made to raise basin bottoms above groundwater to the maximum extent possible. Even though some basin bottoms are lined, forebays can still infiltrate.

33. Relates to #32

34. The applicant contends that buoyancy calculations won't be needed because liners will be raised above groundwater. The commission will require revised plans and calculations demonstrating this.

35. David Kelly stated they will add to the revised plan, so it's clear for everyone.

36. More detail is needed for snow removal. Storage areas both within parking areas and on vegetated areas shall be clearly identified on the plans. When questioned by Mike O'Herron, the applicant stated that the building and planning departments will review the snow removal plans as well. Excess snow will be trucked off-site if it exceeds the stockpile areas.

37. The commission previously discussed not getting credit for street sweeping when calculating the TSS removal rate. By utilizing proprietary mechanical pretreatment structures, however, the applicant will obtain acceptable suspended solid removal. Cliff Matthews stated that, post construction, all maintenance logs will be submitted to the commission on a regular basis to assure compliance with the O & M Plan.

38. It appears that this comment will be addressed. The number and locations of test holes were brought up and the applicant needed to review equipment and test hole observation and evaluator availability. In anticipation of the 6/8 hearing, the applicant will have detailed narratives & sketches prior to the meeting. Test holes will be done in the next two weeks. There is one area where they are deficient with the number of test holes – three are needed across the detention basin system on the Northeast side (#4). Peer review said the deepest cut is in basin #2.

Jim Dunlea (Zoning Board of Appeals) stated according to current zoning for the size of the building 1,800 parking spaces is the requirement. The applicant is seeking a waiver to install 450 spaces. Mr. Dunlea questioned whether it would be possible for the applicant to manage stormwater for 1,800 spaces in the event a waiver is not granted. Mr. Matthews was of the opinion that they would be unable to successfully manage the stormwater. A redesign of the plans would be a requirement if the Planning Board grants a waiver. Neal Standley moved to continue the hearing to June 8 at 7:30 PM. This was seconded by Michael Roche and passed unanimously.

Conservation Commission
Minutes of the meeting of May 11, 2016
Page #4

Project: 105-784 & BWP – 137
CNOI

Project Description: Hixon Street – Hartford Village II. Construct six (6), three unit structures within the 100' buffer zone

Applicant:
K & S Realty Trust
1 Stallbrook Rd.
Milford, MA 01757

Representative:
JP Connelly
Andrews Survey & Engineering, Inc.
104 Mendon Street
Uxbridge, MA 01569

Continuation time 9:00 PM

Cliff Matthews went over the rules for the procedural rules of the hearing process for the abutters. JP Connelly for Andrews Survey & Engineering, representing K & S Realty trust, described the project as six buildings with three units in each. Conservation issues are on the east side of the project. Grading is proposed within the buffer zone. Cliff Matthews requested that the applicant investigate the possibility of resizing the existing detention basin to share stormwater management needs of both the prior condominium development as well as the current expansion proposal. This strategy will provide the opportunity to save a series of large mature oak trees as well as necessitating the construction of a new basin where it would be immediately adjacent to the existing basin. Infiltration basin is near the hundred foot buffer zone. Preliminary groundwater testing was done but if the basins are to be combined, additional soil evaluation and engineering will need to occur. Cliff Matthews stated we would have to go out and verify the wetlands delineation. When questioned about the septic system, JP Connelly described a Presbe system. There is a restrictive area of clay, according to the test pits. Cliff stated that they may be dealing with perched soils and areas of high groundwater. That explains the high number of test hole pits. When questioned, the applicant suggested a natural boundary (tree plantings), so snow isn't plowed over the edge into the buffer zone. A site walk was scheduled for Saturday, 5/14/16, 8:30 AM. Neal Standley moved to continue the hearing to June 8 at 8:00 PM, Shawn Wade seconded and the motion passed on a unanimous vote.

9:30 PM – Informational Hearing – 97 Hartford Ave. – maintenance of concrete operations. Arthur Allen from Eco-Tech attended representing the new owner, Dauphinas Concrete. The site was inspected on April 26, 2016 by Cliff Matthews, Jim Kupfer, Arthur Allen, and Mark Anderson, and the owner, Mr. Dauphinas. Special attention was given to the location of resource areas on the site as well as previously permitted stormwater and processed water structures. An extensive storm water management system is in place. . Arthur Allen pointed out the detention basin and closed settling basin (process pond). Dauphinas is building a berm to keep all water on his site and reconfiguring some of the existing buildings. Any new buildings will require a filing. An existing old underground tank has been ordered to be removed by the Fire Department. Dauphinas uses a multistage wash and filtration system and there is no concrete dumping on the ground. A photograph was circulated showing the washing system showing excess concrete washed out of out of trucks. As the concrete settles from the wash area, it is reclaimed and cast into blocks so there is no waste. The clean water collected in the fourth bay is recycled. The Bellingham Fire Department approved and inspected the fueling area for the concrete trucks. There was no byproduct in the sediment basin. Varney Brothers had an active valid permit issued previously by DEP. Dauphinas is switching the ownership name over to their company. Cliff Matthews stated we needed to be kept apprised of the work being done for maintenance. Mapping shows two potential vernal pools in the area. These resource areas are not on the parcel of land owned by Dauphinas. There is no open permit from the Conservation Commission. The

Conservation Commission
Minutes of the meeting of May 11, 2016
Page #5

commission is in receipt of any anonymous complaint letter and has been in contact with DEP to keep them apprised of our oversight. We need to know if there are any changes. Mark Anderson and Arthur Allen will continue to provide oversight and update the commission on the status.

10:10 PM – Informational Hearing – Oak Terrace – “No Dumping” sign – Jersey barrier is still there. Neal Standley stated that as far as he knows, no other roads have “No Dumping” signs. Michael Roche stated that if the individual dumping at the end of the street has moved, then he didn’t think the sign was needed. If an offender strikes again, we can revisit the issue. Cliff will ask the DPW to remove the Jersey barrier, and not to put up the “No Dumping” sign.

Other business:

Michael Roche raised the issue of Conservation Commission members getting information (especially plans/proposals) prior to the meetings, to allow more time to review the materials. There was discussion of creating a distribution list and whether a filter/controlled access would be needed. Michael Roche offered to work on setting it up.

The open-space survey was given a final go-ahead and Gino will work on distributing it electronically and providing paper copies for distribution at the May town meeting.

Updates:

Pearl Street Dam Removal – concern about contaminated soils running downstream when dredging is done was brought up by Neal Standley.

Pearl Street Mill Demolition: Cliff Matthews stated that 20 – 24 contractors showed up for the bids. A site visit is planned for May 12, 2016. Cliff Matthews plans to be there.

Water treatment plant Open House – Lori Fafard attended, as did Neal Standley on 5/7/16. The event was pretty well attended by the public.

April 30 – Earth Day cleanup – Mike Roche: 54 volunteers signed up and 35 – 45 volunteers showed up on that day. Depot Street and Box Pond areas were cleaned up with tires, 50 to 60 bags of trash, and an old truck unearthed, (plus CRWA cleaned up materials). This was a very successful effort and lots of enthusiasm was generated.

National Grid Site – Hartford Avenue, opposite cemetery – former mulch/ landscaping materials operation – the property is owned by National Grid. Certificate of Compliance can be issued because the former occupants are gone. Neal Standley moved to issue the certificate, Shawn Wade seconded it, and it was passed on a unanimous vote.

Landfill solar array – The erosion controls were well done. Cliff and Jim Kupfer inspected them. The work will commence soon. Mulch equipment must be moved.

Conservation Commission
Minutes of the meeting of May 11, 2016
Page #6

Bellstone Drive inspection – the retention basin installed in 1985 was inspected by Cliff Matthews – pristine vernal pool. Along the basin, the edges must be cleared and chipped.

Lori Fafard moved to adjourn the meeting, seconded by Mike O'Herron and passed unanimously at 10:26 PM.

Attending the meeting was: Cliff Matthews, Brian Norton, Michael Roche, Shawn Wade, Neal Standley, Lori Fafard and Michael O'Herron.