

Essex Conservation Commission

June 16, 1998 - Minutes

Present: Edwin Perkins, Chairman, Robert Brophy, Edith Messersmith, Peter Perrigo, Thomas Prentiss, George Stavros.

Meeting called to order at 7:35 p.m.

A public hearing was held at 7:36 p.m. under the Wetlands Protection Act, M.G.L. Chapter 131, Section 40, on a Notice of Intent filed by the Town of Essex Department of Public Works for the installation of a water main extension from 8 to 92 Pond Street, 1 to 85 Wood Drive and 1 to 24 Coral Hill.

Damon Boutchie represented the Department of Public Works and the Water Department. Commission member Perrigo removed himself from the discussion because of a conflict of interest. Boutchie told the Board that the water main, 6,400 feet in length, will be taken down Pond Street to the intersection of Wood Drive and Pond Street, and then up Wood Drive to Coral Hill. Boutchie was questioned as to whether the water line will go down the road to the right or the left. Boutchie said it would go down the middle of the road. Boutchie was then asked how they would install the water line under the brook. Boutchie said there are two culverts, by Dexter Tindley's and Howard Altholz's properties, which will be replaced under the Town's maintenance permit, as the water main passes. Boutchie said, "We plan to install 1,100 feet per year. If grant money should come in, then we would pick up the pace. A single continuous row of staked haybales with a fabric siltation barrier will be installed along the edge of wetlands, as indicated on the plan attached to the Notice of Intent. We expect to have boulders in some areas so there will be some blasting. The first phase will go up to Sally Soucy's house on Pond Street, and will commence when we received approvals from the Conservation Commission and the Department of Environmental Protection. Stavros asked when the water line reaches Dexter Tindley's property which side of the road would they be on. Boutchie said that will be a difficult area because it is so narrow. Kevin Street, 46 Wood Drive, noted that they have a serious drainage problem at the culvert near the Altholz property and wondered whether conditions would worsen, stay the same or improve from this project. Perkins felt this might be something to bring up with the Department of Public Works, who may be able to add it to their scope of work. A property owner on Coral Hill wanted to know the start date and finish date of the project, as he has a

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Title V problem with his well and its location to the septic system. Boutchie indicated once again that if grant money was obtained, that would speed up the project.

With no further questions from the Board or the public, Stavros moved to close the public hearing for the Department of Public Works, seconded by Messersmith, with the Board voting unanimously in favor.

A public hearing was held under the Wetlands Protection Act, M.G.L. Chapter 131, Section 40, on a Notice of Intent filed by Woodman's, Inc., covering a septic system repair at 117 Main Street.

Gerard McDonald, H.L. Graham Associates, represented Woodman's. McDonald told the Board that they have received approval from the Board of Health for the project. The proposed work falls within a wetlands resource area identified as land subject to coastal storm flowage, as well as within 100 feet of the salt marsh. McDonald noted that the river wraps around the entire site. He said that the project is limited in scope. They are replacing the old septic system with a 1,500 gallon grease trap and a 2,500 gallon holding tank for the 'prep' building. A silt barrier will be put in place as shown on the plan submitted with the Notice of Intent. McDonald was asked if they had checked the soil for its ability to hold the tank down and to keep it from floating. McDonald said the tank will be 6'-7' deep in the ground and will be put at slightly below the mean high water level. McDonald was then asked what would hold up the tank. He said a 6" layer of crushed stone. Perkins said the Commission has a problem with the tank sinking or floating. McDonald was then asked how the tank was constructed. McDonald said the 1,500 gallon tank should have a seam at the top; the 2,500 gallon tank will have a seam in the middle. It will be held together with a resin and will be tested by the Board of Health. Perkins told McDonald that the Board would, in their Order of Conditions, probably require a concrete pad, unless they come back to the Board with something to indicate the stability of the tank. Prentiss said he felt in the long run it would save time to take soil borings. A discussion followed on whether to write the Order of Conditions at this time or to extend the hearing.

Brophy moved to close the public hearing for Woodman's, Inc., seconded Prentiss, with the Board voting unanimously in favor.

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Deborah Burton met with the Board for an informal discussion on a parcel of land she and her husband are proposing to purchase on Patriot's Lane. Perkins said he felt they should apply for a Chapter 91 License. Burton wanted to know if it would be possible to fill in the buffer zone for a yard. Perkins felt it would probably depend on what part of the buffer zone they intended to fill, as to whether they would get permission from the D.E.P.

Joseph Ginn met with the Board to discuss the water line which is going to be installed to Abel's Island, off LeBaron Road, property of Shaheen Husain. Ginn indicated that he does not, at present, have a signed contract. Ginn said, "The critical area is the causeway itself - Bill Allen actually built it - and there are boulders and ledge there. The proposed plan is to raise the causeway. We would have two excavators, one digging and one filling. We would like to use the excavated rocks for rip-rap on either side of the road. We will be digging a trench 2 feet to 3 feet wide. The length of the causeway is 400 feet and an 8 inch water main will be going in. If things go well, the project should take no more than two days. My concern is the existing culvert in the causeway. A row of staked haybales will be put in place on either side of the work."

A letter was received from Stephen Gersh stating that if there is a vacancy on the Board he would liked to be considered.

Stavros told the Board that Mrs. Coose had complained about the drainage on Milk Street. He felt it was a Planning Board issue, who, in turn, felt it was a Conservation Commission issue. The abutters have filled the culvert with rocks, thus creating the problem. The Planning Board will send her a letter.

The Order of Conditions was written for Woodman's Inc. for property at 117 Main Street.

Prentiss moved to approve the project as submitted in the Notice of Intent, seconded by Messersmith, with the Board voting unanimously in favor. In the special conditions, the Board required a minimum of a one foot thick reinforced concrete slab, at least two feet larger than the perimeter of both tanks. The pad is to be placed on pilings if the material is found to be unsuitable to support a slab. This determination will be made by a structural engineer and a representative from the Commission, and a report submitted to the Commission prior to

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the setting of the tank. Edwin Perkins will be the Commission's representative for the project.

The Order of Conditions was written for the Department of Public Works for a water line on Pond Street, Wood Drive and Coral Hill.

Stavros moved to approve the project as submitted in the Notice of Intent, seconded by Messersmith, with Brophy, Messersmith, Prentiss, and Stavros voting in favor; Perrigo abstained. Prentiss will be the Commission's representative for the project.

The Board signed a Bills Payable Voucher and the Clerk's Payroll Voucher.

A building permit application submitted by the Village Market, 1 Martin Street, for the installation of an icecream take-out window was reviewed and approved.

A building permit application for Jessica Smith, Hardy Lane, for a second-floor addition with no footprint change, was reviewed and approved.

A building permit application for Ryen Munroe, Pond Street, for the construction of a garage with walkway was approved. Munroe had filed a Notice of Intent with the Commission and received an Order of Conditions approving the project.

Perrigo moved to go on a summer schedule for the months of July and August, seconded by Messersmith, with the Board voting unanimously in favor.

Prentiss moved to adjourn the meeting, seconded by Messersmith, with the Board voting unanimously in favor. Meeting adjourned at 9: 15 p.m.

Prepared by:



Gillian B. Palumbo
Administrative Clerk

Attest: