

**MINUTES OF THE
HALIFAX CONSERVATION COMMISSION
June 21, 2016**

A meeting of the Halifax Conservation Commission was held on Tuesday, June 21, 2016, in the Conservation Commission office. Chairperson Tina Tonello opened the meeting at 7:00pm.

In Attendance: Tina Tonello, Chairperson; Gerry Fitzgerald, Vice Chairperson; Kathy Evans, Member; John Peck, Member; Chris Hadorn, Associate Member.

Hearings and Discussions:

Open 7:00 – Continuation – Jordiss Rains Estates

Joe Webby was present to further discuss the changes that have taken place since the last meeting. This NOI is just for the drainage on the 8 lot subdivision. The Planning Board has approved the project. One detention basin has been made a little bit larger. A driveway has also been moved so there is not so much pavement and they are making a grass swale in that area so that there is no other work in the buffer zone aside from that swale. Therefore they would be disturbing less than 10% of the resource area.

Motion to approve the NOI with a Standard OOC.

Motion: Gerry Fitzgerald
Second: John Peck
AIF

7:10 – NOI – O Elm Street

Jen Silva and Tom Morris from Outback Engineering were present to discuss the construction of a single family home with detached garage on the property next to 415 Elm St. The Board of Health has submitted their proposed changes. Mr. Ghilardi from 399 Elm St. asked which side of the property the driveway would be on. The driveway will be on the right side of the property. There will be a tree line about 30' wide left along the property line. All work will be out of the 50' buffer zone.

Motion to approve the NOI with a Standard Order of Conditions subject to the Board of Health approval.

Motion: Gerry Fitzgerald
Second: Kathy Evans
AIF

7:20 – NOI – Franklin Street

Michael McGonigle from Coneco along with Rick Springer, owner of one of the properties were present to discuss a possible 2.7MW ground mounted solar project at 241 Franklin St. Currently there is an ORAD in effect on the property. An 18' gravel roadway is proposed around the perimeter of the property and will end where the lines tie into National Grid's distribution lines. Steve Ivas of Ivas Environmental was hired to evaluate the 3 vernal pools shown on the uplands. He concluded that they were not viable, existent vernal pools at this time. Chairman Tonello expressed concern with the gravel road still being in the 50' resource area. She is requesting that be moved out of the 50' area in all areas. Rick Corby, abutter, asked how they would be getting the power to the street. Mr. McGonigle said that there would be partial underground cables used as not to shade the array, and then there would be poles and overhead lines for the other half. Mr. DiBona, abutter, would like Coneco to consider using his crossing to relocate the road so that it does not surround his property. It would impact the wetlands, however it would be better for him and they would be able to replace what is disturbed with replication. Chairman Tonello feels that would be entirely too much disruption. Mr. DiBona expressed concern that he had an agreement with Mr. Lincoln previously and now things have changed. Chairman Tonello tried to explain that the rules on a 40B project, such as what was previously proposed in that area, are different. You can go right up to the Wetland lines; there is no regard for buffer zones, etc. in a 40B project. This project has different parameters, so an agreement that was reached for a previous project may not be effective for another. Approximate disturbance would be 1,933 of permanent BVW if they go the way Mr. DiBona would like them to. Mr. McGonigle is more than willing to review the plans and see if they can come up with a solution that would be acceptable to Mr. DiBona. He will review what was agreed to with Mr. Lincoln previously and he will bring any new drawings or information to the continuation of this hearing. Leslie Harrington from 7 Putter's Way wondered what the benefit to the town is from this solar project. Mr. Springer said that he believes that there is a tax benefit. Kendra will find out if there is a PILOT program that is in effect. In 20 years, when the project is no longer in use, what is going to happen to it? Will it become a neighborhood? It will not be wide enough for a school bus or fire truck to get through so the Commission is not worried about it becoming something else.

Motion to Continue to July 5, 2016 @ 7:20pm

Motion: Kathy Evans

Second: John Peck

AIF

7:30 – COC – 42 Oak Place

Tina Tonello went out and inspected the property for a Certificate of Compliance. She is recommending the Certificate be issued.

Motion to approve Certificate of Compliance.

Motion: Gerry Fitzgerald

Second: Kathy Evans

AIF

Secretarial:

Meeting Minutes from 5/3/16 and 4/19/16 were read and approved.

Motion: Kathy Evans

Second: Gerry Fitzgerald

AIF

Mail:

The mail folder was reviewed by the Commission.

Motion to adjourn the meeting at 7:45 p.m.

Motion: Kathy Evans

Second: John Peck

AIF

Respectfully submitted,

Kendra Kelly
Secretary