



## **EARTH REMOVAL BOARD**

### **MEETING Minutes**

**Tuesday September 19, 2017 7:00 PM**

**Meeting started: 7:00pm**

**Board Members in Attendance:** Al Peloquin (Chairman), Leonard Mort (Vice Chairman), Scott Despres and Tom Brown

**Board Members Unattended:** Anna Lewandowski

**Meeting Subjects:**

1. Call to Order
2. Review meeting minutes from August 19<sup>th</sup>, 2017.
3. John Grenier with Greenleaf Terrace
4. Discussion of Importation of Contaminated Soil
5. Adjournment

RECEIVED  
 TOWN CLERK  
 17 OCT 18 PM 3:25  
 MILLBURY, MASS.

**1. Call to Order:**

Al Peloquin called the meeting to order.

**2. Review of Meeting Minutes from August 19<sup>th</sup>, 2017:**

Leonard Mort made a motion to accept the minutes, Tom Brown second the motion all members were in favor 4 – 0.

**3. John Grenier with Greenleaf Terrace:**

Al opened the discussion of Greenleaf Terrace and asked John Grenier to take to the podium and discuss the proposed building site. Mr. Grenier explained that the property is located on McCracken Road in the area of 86 McCracken heading towards Auburn from about a half of a mile from Greenwood Street. The property was owned by the town and had taken it for taxes a number of years ago. His client purchased the property from Millbury at auction. The site did have some issues in regards to some contamination from the gentleman who originally owned the property; he would take in old cars, scrap cars and dismantle them, there were issues where there were old gas tanks. The town of Millbury had hired an LSP (Licensed Site Professional) prior to the time of selling the property, the town did have monitoring wells and they still are monitoring the wells on the property. Prior to selling the property the LSP who the town had hired did give the property a clean bill of health. There were some areas that were contaminated with one chemical that came to mind was Toluene (a colorless liquid hydrocarbon present in coal tar and petroleum and used as a solvent and in organic synthesis) and some by-products of fuel and gas, so they did remove some of the material from the site and they did get a clean bill of health. Since his client had purchased the property they are proposing a sub division with 650 feet of road way and cul-de-sac, four new lots with a single family home already on the property with a total of five lots. They are presently before the planning board in the permitting process and as part of that process some of the abutters who came to the meetings are concerned about the property and it still being contaminated or once they start doing site work is that going to stir something up, all these properties are serviced by wells and their concerns are completely understandable, his client who purchased the property resides in the single family home that came with the lot so the neighbor concerns are also the new owners concerns as well. His client has engaged an LSP who has reviewed the documentation from the town and their LSP when they sold him the property; they are going to be testing the wells at a base line of the neighbor's property as well as their own property during the construction and post construction. As far as his on site home work for the plans Mr. Grenier went out to the site and did a dig test, he dug several

holes at five feet down pulling up construction materials, parts from a house being torn down and bits of siding, etc. Once they install the road and prepped up house sites, you can't build a road on top of that, so all that material is going to have to be removed and replaced with suitable material, where are they going to bring the removed material will have to be determined. Al had asked, by the looks of the plan it appears there will be some changes made to the landscape and have they done any calculating on how much material they will be pulling out of there? In response Mr. Grenier told the board once they get into the hill they will be stripping out four to five feet of junk material replacing that with clean material and then bringing it up another two to three feet and if anything they will be importing material. Al wondered when they might start construction; not until spring, by the time they are finished with the permitting process they'll be into the holidays and then winter. There is a report that their LSP has prepared that should be with the planning board and he has a procedure for what they are going to be doing for testing through construction; Al requested a copy of that report and Mr. Grenier had suggested to contact Lori Connors for a hard copy or to have it emailed to the board members. Scott Despres asked if they for see any possible blasting on the site? They want to avoid any blasting and if anything they will be doing some hammering but no blasting. In closing Al would like Mr. Grenier to keep the board up to date as to what is being pulled out of the sight and how the property is coming along.

#### **4. Discussion of Importation of Contaminated Soil:**

Al opened the discussion in regards to the soil contamination meeting, a notice has been drafted only a date was needed to be decided on and with that discussion the board agreed to hold the meeting on Tuesday October 17<sup>th</sup>, the third Tuesday of the month, the regularly scheduled meeting date that the board meets, however this meeting will be dedicating the first 45 minutes to the discussion of a possible new bylaw for the importation of contaminated soil. How to get the message out; Millbury Public Access, the town's electronic message board, the town Library, etc... (Please see attached notice).

Al Peloquin approved Nancy's time card.

#### **5. ADJOURNMENT:**

Al Peloquin asked the board for a motion for adjournment; Leonard Mort made the motion to adjourn; Tom Brown second the motion, all members were in favor 4 - 0.

**Adjournment** was at 8:00 PM

**Next meeting: Tuesday October 17<sup>th</sup>, 2017 @ 7:00 PM**

*Al Peloquin (Chairman)*  
*Leonard Mort (Vice Chairman)*  
*Thomas Brown*  
*Anna Lewandowski*  
*Scott Despres*



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## ***EARTH REMOVAL BOARD***

***To: All Boards in Millbury***  
***Residents of Millbury***

**Subject: Meeting to Discuss Hazardous Materials**

**When: October 17, 2017 @ 7:00 PM**

**Where: Millbury Town Hall, 127 Elm Street / Large Conference Room**

The Earth Removal Board will be conducting informative meetings to discuss this issue and possible solutions. The Earth Board seeks your input as we decide whether we should adopt a similar bylaw in Millbury.

Contaminated soil has been trucked to a local community farm as stated in a recent article by Paula J. Owens in the Telegram & Gazette. Municipalities have been developing bylaws to deal with the responsibility of handling these hazardous materials and procedures to be followed to address them.

We invite all town residents and members of various boards to consider this issue and bring ideas to an open discussion at an upcoming meeting.



**EARTH REMOVAL BOARD**

**Signature of Attendees and Approval for Minutes  
(Meeting Minutes from August 19<sup>th</sup>, 2017)**

**Al Peloquin - Chairman:** \_\_\_\_\_  
*Al Peloquin*

**Leonard Mort - Vice Chairman:** \_\_\_\_\_  
*Leonard Mort*

**Tom Brown - Clerk:** \_\_\_\_\_  
*Tom Brown*

**Scott Despres - Member:** \_\_\_\_\_  
*Scott Despres*

**Ann Lewandowski - Member:** \_\_\_\_\_

**Comments:** \_\_\_\_\_  
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