

**MILLIS CONSERVATION COMMISSION  
MEETING MINUTES  
Room 130, Veterans Memorial Building, 900 Main St., Millis, MA  
February 6, 2017**

The meeting was brought to order at 7:30 p.m. by Dr. James Lederer, Chair.

The following members were present:

Dr. James Lederer, Chair

Anne Rich, Vice Chair

Ed Chisholm, Christine Gavin, Cara Krinsky, Daniel Lee

Marta Nover, Nover-Armstrong Associates, Inc. (wetlands consultant)

Melissa Recos, BETA (stormwater consultant)

Members Absent: Tim Chorey

Others present:

Scott Miccile, Toll Brothers, Inc., 134 Flanders Rd., Westboro, MA

Mark Manganello, LEC Environmental Consultants, Inc.

Atty. Edward Cannon, Doherty, Ciechanowski, Dugan & Cannon

Michael Dryden, Bohler Engineering, 12 Resnick Rd., Plymouth, MA

Nicole Hayes, Goddard Consulting

Greg Carey, Clean Energy Collective, Worcester, MA

Bruce A. Berry, J&B Realty Trust, 25 Cedar St.

Rich Kleiman, 99 Otis St., Milton, MA

Dan Feeney, Beals & Thomas, 144 Turnpike Rd., Southborough, MA

Joyce Hastings, GLM Engineering, 19 Exchange St., Holliston, MA

**DEP File #225-0320 –Request for Certificate of Compliance**

**Centennial Place**

**John Kazis – JOPA Realty**

Mr. Kazis submitted a Request for Certificate of Compliance (he was not able to attend the meeting). A site visit was scheduled for Saturday, February 11, 2017, at 9:00 am. Mr. Kazis will attend a future meeting to discuss the wetland replication Order of Conditions for 72 Pleasant St. (DEP File#225-0330).

**DEP FILE#CE225-0402, NOTICE OF INTENT, PUBLIC HEARING**

**1280 MAIN STREET - SOLAR ARRAY**

**CLEAN ENERGY COLLECTIVE**

The public hearing was opened at 7:50 p.m. with notice being read by Dr. Lederer, Chair.

Mr. Greg Carey of Clean Energy Collective provided an overview of the Community Solar Development Company which provides “roofless solar” facilities to sell power to residential customers.

Mr. Dan Feeney, representing the applicant, presented the application and plans. (Note: the applicant made an error on Pg. 3 of the NOI form wherein they incorrectly indicated that 25,182 sq. ft. of BVW will be altered by the project. There is no impact proposed to the BVW. A revised WPA Form 3 was hand delivered.) He stated that an Order of Resource Area

**MILLIS CONSERVATION COMMISSION  
MEETING MINUTES  
Room 130, Veterans Memorial Building, 900 Main St., Millis, MA**

**February 6, 2017**

Delineation had been approved by the Conservation Commission for the project site in January. The proposed development includes the clearing of vegetation, construction/installation, operation and maintenance of a 1,350 kilowatt DC Large-Scale Ground-Mounted Solar Photovoltaic Installation (LGSPV), stormwater management facilities, and security fence. The proposed work is within the buffer to Bordering Vegetated Wetlands (BVW). All solar arrays are outside of the 50-foot buffer zone, he said, and the project will take up approximately 4 acres of the larger 23.8 acre property. No work is proposed in a flood zone or habitat area, Mr. Feeney stated. They have filed for site plan review by the Planning Board and have filed a draft Stormwater Pollution Prevention Plan.

Mr. Feeney stated that phased construction is not proposed; “it will be built all at once.” All the trees will come down within the fence line of the solar arrays. He said that three to four months would be the total construction timeline. Mr. Lee stated that he would like to see a cross section of the panels showing the ground and arrays, to scale, with topography. The applicant will provide the cross section as requested.

Dr. Lederer referenced the DEP File Number assignment letter, dated January 9, 2017, for the ANRAD filing. DEP had noted the appearance of “alteration/filling to the wetland resource area.” Mr. Berry stated he knows of no wetlands being filled; he planted blueberry bushes in 1994. He said that, to his knowledge, “no filling was ever done.” “The rail bed was dug out by the Town when Rte. 109 was widened,” Mr. Berry said.

Mr. Chisholm expressed concerns over construction staging and ground conditions for infiltration. He questioned the “Draft” SWPPP. Mr. Feeney stated that it cannot be finalized until the permits have been obtained and a contractor selected. He said that the final Stormwater Pollution Prevention Plan would be submitted prior to construction.

On a motion made by Ms. Rich, seconded by Mr. Lee, it was voted unanimously at 8:22 p.m. to continue the public hearing to Monday, March 20, 2017, 7:50 p.m.

**DEP FILE#CE225-0403, NOTICE OF INTENT, PUBLIC HEARING**

**39 MAIN STREET-KING STREET CAFÉ**

**BEAU GRASSIA**

The public hearing was opened at 8:24 p.m. with notice being read by Dr. Lederer, Chair.

Ms. Hastings, representing the applicant, presented the application and plans. The work proposed is associated with construction of an addition in the area of the existing deck and the abandonment of the existing septic system and connection to public sewer at the King Street Café restaurant. The proposed project is within the buffer zone of an adjacent wetland and the riparian area of the Charles River. Ms. Hastings stated that a DEP File number had not been assigned yet. They are also waiting on confirmation from the Natural Heritage & Endangered Species Program of the Massachusetts Division of Fisheries & Wildlife regarding exemption from review.

**MILLIS CONSERVATION COMMISSION  
MEETING MINUTES  
Room 130, Veterans Memorial Building, 900 Main St., Millis, MA  
February 6, 2017**

According to Ms. Hastings, the applicant is proposing to construct a 14' x 31' addition at the rear of the building in place of the existing deck. The deck will be removed and the addition will be elevated above the ground and constructed on sonotubes. The addition is two feet longer than what currently exists. There will be no change in ground elevation and no loss of Flood Storage, Ms. Hastings said.

The Commission requested a cross-section of the proposed addition be shown. Due to the outstanding DEP File number assignment, the hearing will be continued.

On a motion made by Ms. Rich, seconded by Ms. Krinsky, it was voted unanimously at 8:32 p.m. to continue the public hearing to Monday, March 20, 2017, 8:05 p.m.

**DEP FILE#CE225-0399, NOTICE OF INTENT, PUBLIC HEARING, CONT'D.  
ORCHARD STREET – GLEN ELLEN- WATER MAIN EXTENSION  
TOLL BROTHERS, INC.**

The public hearing continuation was opened at 8:35 p.m. with notice being read by Dr. Lederer, Chair.

Mr. Miccile stated that they are waiting on details for the directional drilling and requested a continuance.

On a motion made by Mr. Chisholm, seconded by Ms. Gavin, it was voted unanimously at 8:38 p.m. to continue the public hearing to Monday, March 20, 2017, 8:45 p.m.

**DEP FILE#CE225-0400, NOTICE OF INTENT, PUBLIC HEARING, CONT'D.  
84 ORCHARD STREET – GLEN ELLEN SENIOR RESIDENTIAL COMMUNITY  
DEVELOPMENT  
TOLL BROTHERS, INC.**

The public hearing continuation was opened at 8:45 p.m. with notice being read by Dr. James Lederer, Chair.

Mr. Mark Manganello of LEC Environmental, representing the applicant, discussed his letter, dated February 2, 2017 (attached), wherein additional waivers are requested “because of encroaching buffer zones and directional drilling under the Bogastow Brook.”

There was discussion regarding “driveways” standards versus “roadways” in reference to “Road G” as it relates to setbacks and required waivers from the Bylaw. The applicant will defer to the Commission on their determination.

Ms. Nover, the Commission’s wetlands consultant, stated that she is “in a holding pattern” until the next set of revised plans is submitted. She summarized her letter, dated February 5, 2017. Soil evaluations on-site are still to be done, she said. Ms. Nover stated that they will be going on site and she will do inspections of some areas to advise the Commission.

**MILLIS CONSERVATION COMMISSION  
MEETING MINUTES  
Room 130, Veterans Memorial Building, 900 Main St., Millis, MA  
February 6, 2017**

The plan showing the re-configured entrance to the development was reviewed. Mr. Miccile stated that the Planning Board suggested shifting the access road west. Mr. Chisholm requested something in writing from the Planning Board for the file regarding the entrance being moved/re-designed.

Ms. Recos from BETA Group, the Commission's stormwater consultant, summarized her letter, dated January 5, 2017. She stated that she has had discussions with the applicant's engineer regarding BETA's comments and Bohler Engineering will be addressing them. Drainage analysis and rainfall data used was discussed. Although not required by the Town's bylaws, due to the size of the project, BETA recommended that the applicant update the rainfall intensity data for analysis by using NOAA Atlas 14 Data. Mr. Dryden stated that their position is that, since this is not required under the regulations, they would "rather not have to analyze the 19 basins." Ms. Recos summarized the Board of Health regulations. She stated that more test pits have been located and Ms. Thissell, the Board of Health Director, will be witnessing the testing on behalf of the town. Mr. Dryden stated that they do have a Phasing Plan but intend to prepare detailed phasing plans and construction grading plans.

Mr. Miccile requested that the Commission review and "provisionally vote" on the new waivers submitted so the applicant can move forward with the design.

**On a motion made by Mr. Chisholm, seconded by Ms. Rich, it was voted unanimously to grant a conditional waiver to allow temporary disturbance/work associated with the directional drilling beneath Bogastow Brook for the pipe connection to and from the wastewater treatment plant to the leaching field.**

**On a motion made by Ms. Rich, seconded by Ms. Gavin, it was voted unanimously to grant a conditional waiver to allow disturbance/work in the 50-foot Buffer Zone associated with a re-configured entrance layout.**

**On a motion made by Ms. Rich, seconded by Mr. Lee, it was voted unanimously to grant a conditional waiver to allow work in the 50-foot Buffer Zone for mitigation plantings in the existing driving range.**

**On a motion made by Ms. Rich, seconded by Mr. Chisholm, it was voted unanimously to grant a conditional waiver to allow a "driveway" within 75-feet of a wetland for a portion of Road G.**

On a motion made by Ms. Rich, seconded by Ms. Krinsky, it was voted unanimously at 9:30 p.m. to continue the public hearing to Monday, March 20, 2017, 8:15 p.m.

**MILLIS CONSERVATION COMMISSION  
MEETING MINUTES  
Room 130, Veterans Memorial Building, 900 Main St., Millis, MA  
February 6, 2017**

**Other Business:**

**DEP File#CE225-0397  
310 Village Street  
Robert Sullivan**

In an email dated February 3, 2017, Mr. Sullivan requested the substitution of straw wattles in place of the filtermitt for erosion controls on the project. The Commission was in favor of the substitution.

**Chuck Towne, Scoutmaster  
Service Project Inquiry**

In an email dated February 5, 2017, Mr. Towne asked if any “conservation-related” service projects were available on Conservation Commission properties. Although the Commission appreciates the offer, there is nothing at this time due to weather, etc.

**Minutes**

On a motion made by Dr. Lederer, seconded by Ms. Rich, the minutes from January 23, 2017, were unanimously approved as amended.

Scheduled Conservation Commission Meetings:     March 20, 2017

There being no further business, on a motion made by Mr. Lee, seconded by Mr. Chisholm, and voted unanimously, the meeting adjourned at 9:32 p.m.

*Respectfully submitted,*

---

*Camille Standley  
Administrative Assistant*