



- The center drive was designed to tighten up the space vs. installing a gravel road around the site. The center drive contains less gravel, less of an impervious area and less impact on vegetation. Maintained a 50' and 100' BZ where needed.
- Bertin has received Quinn's report. With regards to the gate, Quinn is requesting to move the gate farther into site, 100' off Kelly road. Any tree, sapling etc. that is over 12' high and is located after the 50' BZ will be cut back to the 12' high.
- Applicant will be installing recharge swales, not detention basins. Calculations done using a 2-100 yr. storm. The soil is gravel. The basin is 4' deep based on these calculations.

**Commission Comments, Questions:**

- DB: Not concerned with drainage as there is sand and gravel; using 6" tall grass. Why do you still need 2 inverter pads? ML: NGrid requires that they have to be 1 Mega Watt with its own primary meter and they have to be on separate pads as per the RFP. NGrid will lose their qualification if they combined the inverter pads.
- Agent comments:
  - Glad to see the array moved away from the vernal pools.
  - Concern with plan notes:
    - Engineer of record: pg. 2 "Erosion controls to be removed by Engineer". Note should read " ... removed approved by ConCom".
    - "Plans approved by Engineer". Note should read "Approved by ConCom".
    - "Seed mix – Low Growing". We need the specs on what the mix is made up of.
  - ConCom wants the opportunity to review the plantings selection. Also requesting that the invasive species be addressed (autumn olive and other species). It will be addressed in the OOC as "monitoring and invasive controls". The OOC will also contain 4-6" gap under fence for animal movement. Nesting: National Heritage had no comments for this project.
  - EG: Concern that 50' away from the wetlands, the growth is being cut down 100%. Concern that its 50' from wetland, wants 100' of no touch instead. Can't understand why we can't do that. ML: In the 50' clearing limit of the high trees, the sun would not affect the shading, as the wetland area is still shaded. TM: We can do some movement to get further out. Gary Golonek: 90 River is out of the equation. TM: There is some area that we can move around but not much room to move the racks around. ML: We also left a strong BZ to the mobile home park for a visual standpoint and we maintained 100' BZ in 2 of the 4 locations. The 2 along Kelly Road are in the 50' BZ is what we are requesting now.
  - JK: Happy with revisions, not concerned with the 2 wetland areas. If it's moved out to 100' it would be an improvement, but feel it would be insignificant.
  - DB: Will the panels be facing towards Kelly Rd? JM: Yes. DB: The detention basin is in the wrong place. Won't it take water away from the wetlands? JM: Each panel is 3'x6'. Each square represents a rack. Rain will fall between each panel (1" gap) and since there is gravel, there should be adequate drainage. DB: My concern is sheet flow. ML: These types of panels are used frequently on landfills which is concerned greatly with erosion and all approved by DEP. DB: Will the light be operated by a switch vs. a motion sensor. JM: Motion sensor was specified as a security precaution as the inverter has high voltage. But we can change that out to be a switch if you desire. DB: So the vegetation will be managed on a yearly basis for anything over 12'high. Audience Comments; None.

**Motion: To close the public hearing of DEP# 300-920, Borrego Solar and to approve the recent plan as submitted with special notes/conditions as noted by the Agent on the OOC: DB 2<sup>nd</sup>: DG Discussion: Can Borrego remove what's been taken down 4-1 (EG) motion carries. Timing: ASAP, after planning board meeting next week. Decision by the end of the month from Planning. Maybe March for start, with a 2 month build for this site.**

**New Business:**

- **5<sup>th</sup> Annual Sturbridge Scavenger Tree Hunt at Heins Farm:** Gabe Hill, Charlton is the winner! We had 15 participants this year from Spencer, Southbridge, Brimfield, Holland and Sturbridge, which is up from last year's numbers and town participation.

**Enforcement:**

Request to release OSV from the tornado cleanup violation. Enforcement order due to overzealous clean up. In May 2012, Brad King stated the restoration was completed. GC conducted a site visit earlier today. Paced off about 500' from the River to the driveway, and the restoration seems to be in the correct area. DG/DB: the vegetation was thick and stable. Our concern is to make sure a turtle sweep is done anytime equipment is brought into this area. GC: Feels the area is stabilized and should release OSV from the EO. **Motion: To release Old Sturbridge Village from the Enforcement Order: DB 2<sup>nd</sup>: CM Vote: 5-0**

**Request for Certificate of Compliance:**

**DEP #300-837, 3 Cherry Brook Drive, Patrick McGlone.** Requesting COC. There is a limited work envelope. They removed the old tires and debris. However, concerned that there is change in the Riverfront area as it appears to be all mowed. JK/CM feels it will come back if left un-mowed and may give it until the end of summer for a full growing season. DB: Wants to extend 18 months for 2 growing seasons. EG: Feels that it should go back to the owner and have them come back when it's grown back and stable. All agree that we should not provide a COC until site is in compliance.

**63 Beach Ave, DEP#300-451, David Aho, former owner was present. (cont. from 11/20)** Property owner to propose work to bring site into compliance with Order of Conditions issued in Sept 2001. A Plan is due for the 1/8/15 meeting.

**Agent Briefing:** The plan in the NOI, shows an existing deck to be reconfigured into a room and a 9x10 deck installed. Today: The room was completed, the deck is now a sun room and there is a poured concrete slab, which was not part of the original plan. DA: Per my recollection, the plan was drawn by the Building Inspector back in 2001, and I did sign off on this plan. The Commission came to the site and allowed us to do a room instead of a deck. The NOI states to replace and install a raised deck but no further beyond stairs but a room was installed. It was an oversight on my part. The concrete pad was put in around 2002 just after the room was added. I never came to a formal Conservation meeting. This has been in place for 12 yrs. GC: two set of plans were used, one in Building Dept and a different one in Conservation. You now have clarified what happened. DA: It was never my intension to sneak anything by Conservation. Mr. Aho recently spoke with Lenny Jalbert to make up a drawing on what's decided this evening. DA: I will remove the concrete, but would commission consider leaving some part of the concrete as a patio for the new owners as they would like that? EG: We will try to get a copy of old plan from Building Inspector's office and Conservation will look into this option.

**Minor Amendments to Orders of Conditions:**

- **168 Lake Road, Timothy Hutchinson (not present). Stockade fence at shore of Big Alum Pond.** Owner is requesting a "minor change" in the OOC to allow stockade fencing to run along the property lines down to the shoreline. **Agent Briefing:** Returning with a request for a fence and a revised plan. The fence is now located outside the 50' BZ. Proposing a 4' high stockade fence, but no gap at the bottom as the dogs are very small and it's a small area that is fenced. **All agree with changes vote: 5-0**

**Letter Permits:**

- **50 Mt Dan Road, Ken Gajewski. Removal requested for one tree.** JK recused himself. **Agent Briefing:** The tree has little vegetation; all the limbs have died off. Commission conducted a site visit. Topped tree will be removed. **Consensus agreed to remove this tree.** Due to the existing number of trees currently on site, no replacement is required.
- **326 The Trail, Ernie Colegnasi, present. One tree for removal.** Requesting a clump of 3 small trees to be removed. Remove 1; and replace with 1 tree (River Birch). **Vote: 4-1 (DB)**
- **495 Leadmine Rd, Fikret Korkut contractor and representing owner.** Techno-posts originally specified in the plan cannot be utilized because of soil conditions at the site. So the alternatives proposed: Sonitubes drilled 42" deep so it's below the freeze line. The machine would be hand carried and drilled. **Motion: To approve a change to the 13 sonitubes from techno posts: DB 2<sup>nd</sup>: CM. Discussion: Remove all debris to off-site. The owner wants to re-use soils, to grade some areas on-site. Hay bales are in place. Vote: 5-0. Glenn will discuss with Building Inspector.**

**Open Space Update:**

Tax parcels for open space preservation. Non-tax payment properties that the town owns.

- 32 Warren Road/Apple Road - 19.25 acres. Great conservation piece for water shed protection. All in favor. If 36 & 38 Warren are buildable lots, then Commission wants the Town to sell them, otherwise Commission will accept.
- 280 Brookfield (11 ac) & 69 Paradise Lane (10.4 ac) - Two adjoining lots. All in favor to save for open space. Town has to clean the trash on 69 Paradise.
- New Boston Road (11.4 acres) across from Walker Road w/900' of frontage off of Lane 8. Vote on when all commissions make site visit; EG to take as watershed to South Pond.

**Agent Report:**

- **30 Goodrich Road – OOC for a tight tank and house repairs.** Signatures obtained.
- **MACC annual – Commissioners to get courses list to C Forgit within the next week.**
- **FROST (Friends of Trails in Sturbridge) - Meeting Next Wed, Jan 14<sup>th</sup> at 7pm at the Public House, Craft Rm looking for more members for trails.**

- 169 Podunk, Dennis Brosnan – GC received an anonymous phone call of a possible violation for use of back hoe in a Buffer Zone. GC wrote letter and mailed to Mr. Brosnan that if he is doing work in the 200' BZ then he needs to file an "After the Fact" form for this work. DB got a call from Mr. Brosnan and thinks the Commission should do a site visit. DB will have Brosnan call GC to set up a time.

**Meeting Adjourned: 9:21 pm Motion: CM 2<sup>nd</sup>: DB Vote: Unanimous**

**Next Meeting:** Thursday, January 22, 2015 at 7:00 pm

***A copy of tonight's meeting can be found on our Town's website or is available upon request via the Audio Department: 508.347.7267***

*The items listed, which may be discussed at the meeting, are those reasonably anticipated by the Chair.~ Not all items listed may in fact be discussed and other items not listed may also be brought up for discussion to the extent permitted by law.~ For those items that will be discussed, the Conservation Commission will address its questions and concerns with a proponent before allowing the public to weigh in on the topic being discussed with the proponent.~ For public discussion of non-agenda items, such discussion will be handled during the Walk-in period or as allowed by the Chair.*