

## Meeting Minutes – Wednesday 4/25/12

To: Members of Upton Conservation Commission  
cc: Upton Town Clerk  
From: Denise Smith, Administrative Assistant

### Members Attending:

Chris Scott, Mike Penko, Marcella Stasa, Tom Jango, Alan Miano, Scott Heim and Sandy Lajoie

### Meeting Timeline:

#### 7:40PM 44 Milford St - RDA

#### D. Eagle & S. Maloney (Arlex Oil Corp)

- Potentially purchasing property; looking to expand the convenience store by an additional 1000 – 1200 SF. – looking for 2200 – 2300 SF total; expansion will be on the existing paved area.
- Current owner will need to clean out wetlands and request a COC; Selby will contact them.
- No issues with the proposed expansion.
- Hearing closed; Negative Determination will be issued.

#### 7:55PM 30 Grove St - RDA

#### Tom & Kim Bagley

- Installing natural gas line to house w/in 67 feet of a pond.
- NStar is doing the installation; will be digging a narrow trench to install the pipe; this is done close to the surface.
- No erosion controls will be needed.
- Hearing closed; Negative Determination will be issued.

#### 8:05PM 10 Glen Ave – RDA (cont)

#### Carolyn Dixon

- Will be excavating for a 2' foundation; not touching the existing retaining wall.
- Concerns with what will happen with the excavated material – don't want it getting into the brook.
- 2 suggestions: remove the dirt immediately from the property; or if it is stockpiled will need to use erosion controls (straw wattles or silt fence) which must be properly installed. Selby will inspect prior to beginning work. Call the office once the erosion controls are in place.
- Hearing closed; Negative Determination will be issued.

#### 8:10PM Sweet William Farm – NOI

#### C. Dumas (Boy Scout) / M. Stasa (LSC)

- Eagle Scout project.
- Building a bridge of a stream on the west side of the SWF property (across from the farmhouse & store) with a fence to keep the horses out; a temporary fence will be used while work is being done.
- Poured footings approx 3' deep will use sona tubes. Pressure treated wood will be used for the bridge.
- Looking to do this work prior to the summer.
- MS has sent a letter to the property owner notifying her of the project.
- Conditions: DEP sign must be posted; materials excavated for the footings must be removed it can be used elsewhere (on trails) but away from wetlands; don't cut the pressure treated wood in the wetland or on the slope; should be 20 – 25 feet away.
- Provide some pictures during the construction.
- Hearing closed; OOC will be issued.

#### 8:35PM BVT Field update

#### Jim Brochu

- Chestnut St project will begin clearing next week.
- 3 Phases of construction; JE Case received bid for Phase I – cutting trees, installing erosion controls; grubbing/stumping.
- Limits of work have been flagged – need to inspect; also when erosion controls are installed we will inspect.
- Jim will forward contact info for those working on the site.

#### 8:45PM Stormwater Bylaw update

- Final version to be given to Town Manger.
- Brief discussion: p. 14 - can ESC be approved w/o approval of SMP; p. 10 – Exemption #6 provision are properly implemented during construction; Security.

**9:05PM JR Estates Deed Restriction (draft)**

- Send final draft to Blythe; minor revisions.
- Once accepted by the Town and under Conservation it is further protected by Art. 97.
- Motion to authorize DR for JR Estates – 2<sup>nd</sup> – approved.

**9:10PM Agent’s Report**

- Per report 4/12 – 4/25/12.
- Cross Winds update: issue w/ culvert – installed a double catch basin to allow light but will also allow salt, sand and debris to fall through. Any ideas if turtles will cross if too dark?

**General/Pending/Active**

**Finances** – current vouchers signed.

**Meeting Minutes**

- Will bring to next meeting.

**OSC**

- Issue with easement on SWF store property driveway; looking to amend the “Grant of Easement” to allow both access; general update will be by the property owner; problems w/ damage by the public accessing – who will fix?
- Motion to grant an easement for crossing and re-crossing over the existing easement – 2<sup>nd</sup> – approved.
- This will also need to be approved by SVT, the Town and the property owner.
- Possible 12 or 15’ easement.
- Legal fees – who will pay for this amendment?

**LSC**

- SWF bridge project - Eagle Scout is doing fundraising. LSC Land Maintenance fund to pay for fencing (est. \$500-550).
- Stefans land – need to replace 2 mirrors w/ heavy duty (est. \$450); also need lumber for beds and some bridge work.
- Motion that LSC be allowed to spend money remaining in the account as needed for projects – 2<sup>nd</sup> – approved.
- Scout projects – Con Com will cover the newspaper ad (\$65) and recording fees.
- Question as to if these town projects need to be recorded at the registry. Will investigate if there is an alternate method for advertising and application process. Check w/ the DEP

**Other**

- Beavers/Southboro Rd – info from Mike of Beaver Solutions.
- MP & Tom Dodd walked bogs – will provide a written report.
- Discussion on printer in office – may need to be serviced possibly replace. DS will talk w/ Blythe.

**Motions**

- Issue OOC for 68 Warren St NOI – 2<sup>nd</sup> & approved.
- Issue OOC for SWF NOI (scout project) – 2<sup>nd</sup> & approved.
- Issue Negative Determination w/ conditions for 10 Glen Ave – 2<sup>nd</sup> & approved.
- Issue Negative Determination for 30 Grove St – 2<sup>nd</sup> & approved.
- Issue Negative Determination for 44 Milford St (potential expansion) – 2<sup>nd</sup> & approved.

**10:25PM Meeting Adjourned**

**Minutes approved on \_\_\_\_\_**

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