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**Conservation Commission Meeting Minutes
Monday June 5, 2017
Board of Selectman's Room, Uxbridge Town Hall**

Please note some items may have been taken out of agenda order.

Present: Vice Chair Andrew Gorman, Treasurer Jeff Shaw, Clerk Lauren Steele and Members Pat Hannon and Russell Holden

Absent: Chair Jim Hogan and Member Dale Bangma,

It being 6:30 pm, the meeting being properly posted, duly called and a quorum being present, the Chair called the meeting to order.

****Some Agenda Items may be taken out of order****

PUBLIC HEARINGS

Mr. Gorman moved to take the agenda out of order to hear Pout Pond Updates. Seconded by Mr. Hannon the motion passed 5-0-0.

1. **Notice of Intent (NOI), DEP #312-1038** 45 Mountainview Road (Map 41, Parcel 1832)
Applicant: Hill Financial Company, Inc. Representative: Goddard Consulting, Inc.
Project Description: Construction of a single family house with associated driveway, grading, and yard within the buffer zone to a BVW and wetland crossing and associated replication for the access to the home.

Mark Arnold, Goddard Consulting, on behalf of applicant explained this NOI was filed because the previous permit had expired and the applicant is looking to re-permit that work reviewed with modifications made crossing that will reduce wetland impacts proposed originally and make less impact to the stream than what was formerly approved. Mr. Arnold reviewed the plan and stated he will be on site during construction to ensure as few trees as possible are removed. The remainder of the project is outside of the buffer zone. Mr. Arnold also provided an overview of the replication plan after a discussion about the updated Uxbridge Standard Special Conditions. Mr. Hannon also discussed financial assurance options versus Commission scrutiny via enforcement orders. Members scheduled a site walk for Thursday June 8 at 6:00 pm.

MOTION: Mr. Hannon Moved to continue DEP# for more information. Seconded by Ms. Steele the motion passed 5-0-0.

Ms. Steele moved to take the agenda out of order to hear Mountainview items Wetland Updates and Issues. Seconded by Mr. Shaw the motion passed 5-0-0.

2. **Amended Notice of Intent (NOI), DEP#312-1033** 671 Quaker Highway (Map 45, Parcel 2895)
Applicant: Cardinal Enterprise Realty, LLC Representative: Andrews Survey & Engineering, Inc.
Project Description: Construction of a detention basin, paving, utilities, earthwork, and landscaping associated with a gas filling station within the buffer zone to a BVW.

JP Connolly, Andrews Survey & Engineering, on behalf of the applicant reviewed the purpose for the amended NOI. Mr. Connolly reported that the only change within the Commission's jurisdiction were the slopes proposed with the detention basin.

MOTION: Mr. Hannon moved to Amended the NOI, DEP#312-1033, with the updated 4/26/17 plan. Seconded by Ms. Steele the motion passed 4-0-1.

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3. Notice of Intent (NOI), 1025 Quaker Highway (Map 56, Parcel 2114)

Applicant: 1025-1045 Quaker Highway Realty Trust

Representative: Andrews Survey & Engineering, Inc.

Project Description: Construction of a warehouse and office space building and associated paving, utilities, and earthwork within the BVW and associated buffer zone.

JP Connolly, Andrews Survey & Engineering, representing the applicant, described the project to construct a 100 x125 warehouse with parking and truck staging and a rough layout of the lot. Abutting property was before the Commission previously. He described the wetland replication area stated they feel they have met all conditions of the WPA. The wetland system on sight is very finger like. The building corners are outside the 25' buffer. They do have some disturbance in the wetlands. Ms. Dillon has been to the site and provided photos and a report to the Commission for review. Mr. Hannon mentioned that this site is currently classified by Natural Heritage as priority habitat. Members scheduled a site visit for next Tues 13th 6:00 PM. No abutters, no further questions.

MOTION: Mr. Gorman moved to continue NOI for 1025 Quaker Highway for a DEP number and further information. Seconded by Mr. Shaw the motion passed 5-0-0.

4. Notice of Intent (NOI), DEP # 312-1041 635 Hartford Ave East (Map 8, Parcel 3533)

Applicant: Worcester County Real Estate

Representative: Andrews Survey & Engineering, Inc.

Project Description: Construction of a single family home with associated septic, earthwork, utilities, and paving within the buffer zone to a BVW.

Discussion: JP Connolly, Andrews Survey and Engineering, represented the applicant. Mr. Connolly first clarified that the address of 629 Hartford Ave East represents the entire property which was subdivided and LOT 2 is retaining the 629 LOT 1 will be 635. The lot will be accessed from Hartford Ave. E using the existing driveway and a new driveway will come off of the existing. There is riverfront on the north side of the lot and BVW to the south. The septic was positioned based on testing and the house location was chosen to balance the site. Riverfront is to the North and South is the BVW and there are NHESP limits on the land. There may be some disturbances within the riverfront but this is due to the historic use of the site. Members discussed the property and potential signage options and questions to take with them on the site visit which was scheduled for Friday June 16, 6:00pm. No abutters were present to speak to the application and no comments from DEP.

MOTION: Mr. Hannon moved to continue DEP#312-1041 for more information and site visit. Seconded by Ms. Steele the motion passed 5-0-0.

5. Notice of Intent (NOI), DEP# 312-1039 620 Aldrich Street (Map 48, Parcel 4524)

Applicant: Jonathan E. Tibbetts

Representative: Andrews Survey & Engineering, Inc.

Project Description: Construction of a single-family home with associated septic system, earthwork, landscaping with a wetland crossing to construct a driveway.

Discussion: JP Connolly, Andrews Survey & Engineering, attended on behalf of the applicant. Mr. Gorman observed the site during two recent rainstorms and noted that this wetland system receives a lot of stormwater run-off which affects the hydrology of the wetland. Mr. Connolly confirmed the applicant is interested in moving forward with pursuing the permit and there was discussion with them regarding the complexity and potential cost. The project as proposed is entirely within the buffer zone. On the site visit concerns were raised with some of the flag locations. Members discussed the option of peer review and most agreed it would be beneficial have a second site visit with peer review and also have peer review of the project as it's presented in its totality; the flags, the construction sequence and the actual replication proposed. There is 5160 sq. ft. replication area and a 1 to 1.3 ratio.

MOTION: Mr. Holden moved to transition into a peer review phase. Mr. Hannon seconded and the motion passed 4-1-0.

MOTION II: Mr. Holden moved to continue DEP #312-1039 for more information. Seconded by Ms. Steele the motion passed 5-0-0.

6. Notice of Intent (NOI), DEP #312-1037, 219 Quaker Highway (Map 35, Parcel 1887)

Applicant: David Lavallee

Representative: Andrews Survey & Engineering, Inc.

Project Description: Construction of a wetland crossing to support a driveway for a single-family home and associated grading and utilities.

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JP Connolly, Andrews Survey and Engineering, on behalf of the applicant described the project plan for a wetland crossing at Mill St. Members reviewed their site visit and agreed this fairly simple straight forward project. Mr. Connolly reviewed and addressed the comments from DEP.

MOTION: Mr. Hannon moved close the public hearing for DEP #312-1037 Mr. Shaw seconded and the passed 5-0-0.

MOTION II: Mr. Hannon moved to approve the 219 Quaker Highway project as designed and presented with regular Order of Conditions and the Uxbridge Standard Special Conditions. Seconded by Mr. Shaw the motion passed 5-0-0.

7. **Abbreviated Notice of Resource Area Delineation (ANRAD), DEP #312-1028**, Crownshield Avenue, Hyde Park Circle, Tea Party Drive (Map 29, Parcels 3126, 3117, 3053, 3084, 2965, 3866, 3099, 3987, 3895, 3825, 4682, 3162, 696, 4693, 4745, 4858, 4829, 4884)

Applicant: Rick Terrill, Uxbridge Multi Family

Representative: Goddard Consulting LLC

Project Description: Request to verify the wetland delineations are correct at the listed parcels.

****Ms. Steel recused herself because she is an abutter****

Mark Arnold, Goddard Consulting LLC, on behalf of the applicant provided the updated ANRAD plan to Commission members. This plan incorporated the changes recommended by LEC on their review dated 6/1/17.

MOTION: Mr. Hannon moved to table the discussion to the next meeting for more information and time to review the updates to the plan. Seconded by Mr. Shaw the motion passed 3-0-1.

WETLAND UPDATES/ISSUES

1. Certificate of Compliance-DEP #312-887 (Lot 4 Mountainview Road)
2. Certificate of Compliance-DEP #312-888 (Lot 5 Mountainview Road)

Mr. Gorman explained DEP has requested issuing invalid CoC's for each as it is no longer applicable.

MOTION: Mr. Gorman moved to issue invalid CoC for DEP #s 312-887 and 312-888. Ms. Steele seconded and the motion passed 5-0-0.

Mr. Shaw moved to take the ANRAD DEP #312-1028 out of order. Seconded by Mr. Holden the motion passed 5-0-0.

REPORTED/ONGOING VIOLATIONS

1. 290 Millville Road
 - The property owner John Sahagin, 100 Acres LLC, attended to discuss reports of land clearing in a flood zone on his property with Commission members. Mr. Hannon provided some background in Ms. Dillon's absence. Mr. Sahagin noted he did speak with Ms. Dillon and stopped all activity in the back lot until he can verify the location of the resource areas. He also noted there is a creek in the corner but the majority of the lot is elevated and dry and this is where the trees were cut. There has not been any clearing beyond the sewage easement – they are good distance from the culvert (approx. 100'). He scheduled Wetlands biologist to visit the site 6/13/17 is hoping to schedule a wetland delineation and agreed to share any information after the meeting with the Commission. Everyone agreed to hold off visiting the site until after his meeting and the agent returns.
MOTION: Mr. Hannon moved to continue for additional information. Ms. Steele seconded and the motion passed 5-0-0.
2. 142 South Street
 - Members discussed obtaining permission from BJs to walk the conservation easement.
3. 9 Balm of Life Spring Road
 - Members discussed and agreed to send a response letter copies dep bureau of Mark Baldi, Deputy Regional Director of Waste Site Cleanup and Director Solid Waste James McQuade
MOTION: Mr. Holden moved to send the approved letter of response to Mr. Marchand with the addition that DEP is copied and the Uxbridge BOH. 5-0-0

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PROCESSING

1. 5/1/17, 5/15/17 Meeting Minutes
 - a. **Mr. Hannon moved to approve meeting minutes of 5/1/15 as written. Mr. Gorman seconded and the motion passed 3-0-2.**
 - b. **Mr. Gorman moved to approve the meeting minutes of with the amendments discussed at the meeting. Mr. Hannon seconded and the motion passed 4-0-0.**

ANY OTHER BUSINESS, WHICH MAY LAWFULLY COME BEFORE THE CONSERVATION COMMISSION

- **Pout Pond Updates/Discussion**
 - Jen Modica and Cindy Scott Pond Recreation Committee provided the following updates; officially opened memorial day weekend; 3 new beach attendants hired; rooms are in good condition; electrical work is almost complete; snacks are being ordered; moving fridge; DPW will be spreading sand this week; supplies have been ordered via amazon; gates are being opened; the following activities are scheduled this season – music, craft night, Audubon Society; bee keeping demonstration; Mr. Holden's Bug Safari; exercise class, etc. Russ is replacing the signs by the bridge (they had gone into the water).
 - They discussed replacing the wooden prop up window with a sliding tempered glass window (quote \$1450). Mrs. Modica returned later in the meeting and the Pout Pond Rec Committee voted to purchase and improve the window as discussed earlier in the meeting.
MOTION: Mr. Hannon moved to approve the amount of \$1450 for the renovation to the building. Ms. Steele seconded passed 5-0-0

- **Open Space Committee**
 - Ms. Steel reviewed the Conservation Commission's roles and responsibilities as it relates to Open Space Committee. She drafted a mission and responsibilities. She met with Mike Panko with Town of Upton model as best practices. She discussed how she would go about forming a committee (reaching out to members of other boards and volunteers from the public).

MOTION: Mr. Hannon moved that the Conservation Commission approve the formation of the Uxbridge Open Space Sub Committee as outlined in the proposal submitted by Commissioner. Steele. Mr. Gorman seconded and the motion passed.

MOTION II: Mr. Gorman moved to make Commissioner Steele the Chair of the Open Space Committee. Mr. Hannon seconded and the motion passed 5-0-0.

MOTION III: Mr. Hannon moved that the Commission appoint Commissioners Lauren Steele, Andrew Gorman and Russel Holden as the first three members of the Open Space Sub Committee. Mr. Gorman seconded and the motion passed 5-0-0.

MOTION IV: Mr. Hannon moved that Russel Holden be the secretary of the Open Space Sub Committee. Mr. Gorman seconded and the motion passed 5-0-0.

- **Update Guideline Policy for Conservation Commission – move to continue to the next meeting.**

ADJOURNMENT-NEXT MEETING SCHEDULED FOR JUNE 19, 2017

MOTION: Mr. Hannon moved to adjourn the June 5, 2017 meeting of the Conservation Commission. Mr. Shaw seconded and the motion passed 5-0-0.

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Respectfully submitted,

Melissa Shelley

Jim Hogan, Chairman

Andrew Gorman, Vice Chair

Lauren Steele, Clerk

Jeffrey Shaw, Treasurer

June 19, 2017
Date

Patrick Hannon, Member

Russell Holden, Member

Dale Bangma, Member