

CONSERVATION COMMISSION

MINUTES (Approved 6/26/13)

JUNE 12, 2013

Present: A. Goetz, Vice Chair

B. Dyer, J. Finnigan, S. Sparks, R. Turner, D. Adams

Absent: J. Wiley

Also Present: L. Hershey, Conservation Agent

MEETING OPENED: 7:00

CONSERVATION AGENT REPORT GIVEN TO THE BOARD

DEP STORWATER PRESENTATION

Ms. Alice Smith of DEP came before the board with a presentation on ways to protect vulnerable wetlands and Stormwater Planning Tools for the Town

PUBLIC HEARING NOTICE OF INTENT WARREN LN. LOT 6 DEP# 315-1024

OPENED: 7:40

Mr. Goetz read the advertisement from the Walpole Times. Certificate of Mailings were collected

Mr. Goetz read board comments into the record

Mr. John Glossa of Glossa Engineering was present representing the applicant, Mr. Michael Viano. Mr. Buttaro, homeowner, was also present. Mr. Glossa stated he had revised plans with very minor changes and gave them to the board. The plans are entitled "Lot 6 Warren Ln. Notice of Intent Plan of Land in Walpole MA" dated May 15, 2013 and revised June 12, 2013

Mr. Glossa stated the minor changes added to the plan include the relocation of the walkway to the house, bump-out concrete patio area to one side of the house and a deck on the other side. The future owner also wants to put a well in for future geothermal heat. The proposed filing is for a single family house with three car garage and farmers porch.

Mr. Glossa stated to the left of the house is a small retention basin and also there is a fill pile like some of the other properties in this subdivision have which he would like to remove. Mr. Glossa stated the slope of land is towards the wetlands. He also stated the house will be connected to sewer via a grinder pump system and connected to the municipal water system. Each downspout will have a leaching chamber connected which can store ½ inch of rainfall on the rooftop. Mr. Glossa explained erosion controls including silt barriers will be in place prior to construction. Mr. Glossa stated they are requesting to work in a small 5 ft area within the 25ft no disturb to increase the backyard. A second set of haybales will be put in place and the fill pile will be removed. Once completed and stabilized he said the applicant would like to remove invasives and put appropriate, non-invasive plantings in. The applicant would like to hire a botanist to flag and come up with a planting plan for that area

Ms. Hershey stated she was looking at the plan and the no alteration line and the future of the backyard. She recommends the commission consider giving a variance to allow for a 10 ft. area for the no-alteration line to run in a straight line rather than having only a 5 ft. area cut into what wouldn't be realistic for a backyard. She stated not only is it more realistic but will give protection to the existing wetlands at the same time. Ms. Hershey stated she would like the haybale line extended to the road to prevent sedimentation to the roadway. Maintenance of the stormwater basin is the responsibility of this homeowner under the Subdivision Order of Conditions as it is located on this lot, so this needs to be referenced in the Order.

Mr. Turner discussed emergency power capability for the grinder pump

Ms. Dyer asked why the basin is located on this property and who decides this

Mr. Glossa stated it is the Planning Board's purview as recommended by Sewer and Water and Engineering, and is the responsibility of the homeowner to maintain the basin if it's located on their property. The commission discussed this includes keeping it clean of debris and mowing it twice a year as stipulated in the subdivision Order of Conditions

Mr. Goetz discussed the catch basins in the area and if they are functioning they need to have silt sacs. Mr. Goetz stated the headwall that leads into the wetlands needs to be protected as well.

Ms. Hershey stated the erosion controls need to be extended along the drive

Mr. Goetz stated he supports Ms. Hershey recommendation for change of location for no-disturb plaques so they have a more realistic backyard area

Ms. Sparks made the motion to support Ms. Hershey's decision to give a variance for the no alteration area to allow for a more realistic backyard and still give protection to the existing wetland

Ms. Dyer seconded the motion

Vote: 6-0-0

Mr. Glossa discussed working with the builder and the commission to determine the locations for leaching chambers once the roof has been constructed.

Mr. Goetz stated he wants to get as much recharge as possible. He asked if there were questions or comments from the audience

Ms. Dyer made the motion to close the Public Hearing

Mr. Turner seconded the motion

Vote: 6-0-0

Closed 8:20

The commission discussed special conditions to include: extension of erosion controls along the lot, reference maintenance of detention basin covered under DEP# 315-994 in the Order of Conditions, location and dimension of leaching chambers shall be documented and submitted upon completion, planting plan submitted to agent prior to alteration and details of geothermal shall be provided for review prior to installation

Ms. Dyer made the motion to accept and issue an Order of Conditions with conditions

Mr. Turner seconded the motion

Vote: 6-0-0

CERTIFICATE OF COMPLIANCE

DEEPWATER LN. #8

DEP# 315-380

Ms. Hershey explained this is one of the files from the 1990's that slipped through the cracks and never received a Certificate of Compliance. The Order of Conditions has expired and there is little information on the filing. The owners are trying to clear the title for a home sale

Ms. Dyer made the motion to approve and issue a Certificate of Compliance

Mr. Finnigan seconded the motion

Vote: 6-0-0

ENFORCEMENT

10 INDUSTRIAL RD. – Ms. Hershey stated Mr. DiSangro has said he is still planning on filing a Notice of Intent and the new target date is anticipated for June 20th to get on the Agenda July 10th for the Public Hearing

WEST ST. PARKING LOT - Ms. Hershey stated she met with the person in charge of the maintenance of the parking lot. She went over the areas of concern the commission had along the river. She requested they provide the commission in writing their proposal in pulling back the sand and broken pavement away from the river. They also should propose a boundary to prevent further erosion. The commission discussed a snow removal plan for winter months as well.

PLIMPTONVILLE CROSSING

Ms. Hershey stated a letter had been sent to Mr. Marini on May 23, 2013 the day after the conservation commission meeting, giving him until May 29th to come into compliance with violation actions to avoid fines. The commission instructed Ms. Hershey to issue the owner/applicant \$300 per day per violation fines as allowed under the Walpole Wetland Protection Bylaw if these violations were not taken care of. On June 5, 2013 fines were issued to Mr. Marini of \$1800 for 6 days, as the work was not completed. Mr. Marini met with Ms. Hershey on June 6, 2013 and paid the fine. Mr. Marini has come into compliance as the work was substantially completed. Since recent storm events Ms. Hershey stated the site contractor has been addressing the erosion issues in a timely manner.

TURNER POND

Ms. Hershey stated that Mr. Wiley has requested the board put off discussing the use of trolling motors on Turner Pond until the next meeting on June 26th. Mr. Wiley would like to be a part of the discussion and was unable to attend tonight's meeting.

The following correspondence was available for the board to review:

- Division of Fisheries & Wildlife letter
- BSC Group – Riverwalk Commons Spring report
- Attorney's letter – Notice of Intent to sell Land – North St. (Buttimer)

Mr. Sparks made the motion to adjourn

Ms. Dyer seconded the motion

Vote: 6-0-0

Meeting closed: 8:45