

**Town of Leicester Conservation Commission
Meeting Minutes
December 19, 2018**

MEMBERS PRESENT: Stephan Parretti, Chair; JoAnn Schold, James Cooper

MEMBERS ABSENT: John Marc-Aurele

IN ATTENDANCE: Michelle Buck, Town Planner and Wanda Merced, Department Assistant

MEETING TIME: 6:30 PM

AGENDA:

1. **Certificate of Compliance**
 - a)
2. **Request for Determination of Applicability (RDA)**
 - a) Town Beach Road (utility line extension)/Mass Electric Company
3. **Notice of Intent(NOI)**
 - a) 25 Lakeview Drive *continued* (house renovation/septic), DEP#197-0639 (also Certificate of Compliance for DEP#197-0605)
 - b) 20 King Street Extension (construct a new garage), DEP#197-0641
 - c) Oak Bluff Lane Definitive Subdivision (6 lot residential subdivision)
 - d) Pine Street, Map 41, Parcel 4.3 (lake access)
4. **Approval of Minutes**
 - 11/14/2018
5. **Board Discussion/Miscellaneous**
 - a) Auburn Solar Farm
 - b) Chapter 61/61B Request, Parker Street
 - c) Miscellaneous Project Updates/Site Inspection Updates

Request for Determination of Applicability (RDA)

Town Beach Road (utility line extension)/Mass Electric Company

Mr. Parretti read the notice into record.

Kaitlyn Rimol of BSC Group was present on behalf of National Grid and submitted Certified Mailings. She explained that the work to take place involves pole installation. She said that four (4) new poles will be installed within the buffer zone with no tree removal to take place and no impact to the stream. Mr. Parretti asked if the new poles were going to be installed close to the existing poles that are located in the woods. Ms. Rimol responded no and said the new poles will be installed near the road.

Ms. Schold asked what would be happening with the existing poles. Ms. Rimol answered that National Grid does pole installation and the telephone company is responsible for removing them. She reiterated that they are only involved with installation and not removal. She explained that the existing poles have been there for so long and may even be located on private property. Ms. Schold asked when they would start the work and Ms. Rimol answered that it would be sooner than later. Mr. Parretti stated that he wanted a condition regarding the removal of extra spoils from the auger work and Ms. Rimol answered that was fine.

Mr. Parretti asked if there were any further comments from the public and there were no further comments.

MOTION: Ms. Schold moved to make a Negative 3 determination on the RDA for Town Beach Road that the work described in the Request is within the Buffer Zone, as defined in the regulations, but will not alter an Area subject to protection under the Act. Therefore, said work does not require the filing of a Notice of Intent, subject to the following conditions that after auger use is completed for installing telephone poles, the remaining soil left behind (auger spoils) will need to be removed (to upland areas). The area shall be suitably stabilized upon completion of the work.

SECOND: Mr. Cooper

VOTE: All in favor

Notice of Intent (NOI)

25 Lakeview Drive *continued* (house renovation/septic), DEP#197-0639 (also Certificate of Compliance for DEP#197-0605

Jason Dubois of DC Engineering & Survey, Inc. was present and reviewed the project with the Board. Mr. Dubois explained they want to do an addition with a new deck and retaining walls. He said that the septic system will be added across the street. He explained that some tree removal and grading around the driveway will take place. Ms. Schold asked if any trees are being cut by the water and Mr. Dubois responded no. Mr. Dubois commented that the retaining walls are more decorative than anything. Mr. Parretti asked if there were any comments from DEP for DEP#197-0639 and Mr. Dubois said no.

Mr. Parretti asked if there were any further comments from the public and there were no further comments.

MOTION: Mr. Cooper motioned to approve a Certificate of Compliance for 25 Lakeview Drive (DEP #197-0605)

SECOND: Ms. Schold

VOTE: All in favor

MOTION: Mr. Cooper motioned to approve the NOI for 25 Lakeview Drive (DEP #197-0639) with normal conditions.

SECOND: Ms. Schold

VOTE: All in favor

Notice of Intent (NOI)

20 King Street Extension (construct a new garage), DEP#197-0641

Mr. Parretti read the notice into record.

Bryan Hill of Land Planning, Inc. was present for the Applicant (Robert Norquist). Mr. Hill reviewed the project with the Board. He explained that they will be constructing a new garage and stated that all of the work is in the buffer zone. Mr. Parretti asked if there are any wetlands on the property and Mr. Hill responded no (wetlands are on other property).

Mr. Parretti asked if there were any further comments from the public and there were no further comments.

MOTION: Ms. Schold motioned to approve the NOI for 20 King Street Extension with normal conditions.

SECOND: Mr. Cooper

VOTE: All in favor

Notice of Intent (NOI)

Oak Bluff Lane Definitive Subdivision (6 lot residential subdivision)

Continued to the next meeting on January 9, 2019.

Notice of Intent (NOI) Pine Street, Map 41, Parcel 4.3 (lake access)

Mr. Parretti read the notice into record.

Brian MacEwen of GRAZ Engineering, LLC was present and submitted the Certificates of Mailing. Mr. MacEwen reviewed the project with the Board. He stated that there are two Orders on the property, one for Spencer and one for Leicester. He said that the current owner wants access down to the lake. Mr. MacEwen explained that they would be using the existing gravel drive at the Pine Street entrance and it will continue along parallel with the existing contours. He said they are also proposing a turnaround area and a 20 foot wide beach along the lake front.

Mr. Parretti asked if there were any comments from DEP. Mr. MacEwen answered that the only comment they had was in regards to if bank alterations exceed 10% of bank on lot and Mr. MacEwen stated that all the work is under the 10% threshold. Mr. Parretti asked if all the work to be done will be in Leicester and Mr. MacEwen answered yes.

Mr. Parretti asked if there were any further comments from the public and there were no further comments.

MOTION: Mr. Cooper motioned to approve the NOI for the Pine Street, Map 41, Parcel 4.3 (102 Chickering Road, Spencer) with a special condition that bank alteration shall not exceed 10% of bank on the lot.

SECOND: Ms. Schold

VOTE: All in favor

Approval of Minutes: November 14, 2018

MOTION: Ms. Schold moved to approve the minutes of November 14, 2018.

SECOND: Mr. Cooper

VOTE: All in favor

BOARD DISCUSSION/MISCELLANEOUS

Auburn Solar Farm

Ms. Buck received an email regarding the bond. Ms. Schold stated that she was just at the property and the erosion is still happening. Ms. Buck stated that Clean Capital, the owners, told her that they were working on the issue. Ms. Schold commented that they haven't done anything about the erosion. Mr. Parretti told Ms. Buck to send a second letter telling them that previous efforts to rectify this have been ignored. He further said to tell them that if they do not rectify

and stabilize the site by January 9, 2019 and if they do not attend the next meeting on January 9th with a plan on how they will continue to stabilize the site, they will be fined \$300.00 a day.

Parker Street Chapter 61/61B Request

Ms. Buck told the Board that she received a request from Webster First Federal Credit Union to remove land on Parker Street from Chapter 61/61B tax status. She said that the Conservation Commission has an opportunity to comment. The Board said they had no comment.

Miscellaneous Project Updates/Site Inspection Updates

Oak Ridge Estates

Mr. Parretti stated that they received a status report from Arthur Allen dated December 6, 2018.

Stafford Street

Ms. Schold stated that they received an update from Matthew Marro dated December 14, 2018.

New Board Member

Mr. Cooper asked if there will be another member added soon. Ms. Buck said that there are no new potential members for the Board.

Next meeting January 9, 2019.

MOTION: Mr. Cooper moved to adjourn.

SECOND: Ms. Schold

VOTE: All in favor

The meeting adjourned at 7:25 PM.

Respectfully submitted:

Wanda Merced, Department Assistant

Documents included in meeting packet:

- Agenda
- Request for Determination of Availability for Town Beach Road and supporting documents
- Request for Certificate of Compliance for 25 Lakeview Drive (DEP #197-0605) and supporting documents
- Notice of Intent for 20 King Street Extension and supporting documents
- Notice of Intent for Oak Bluff Lane Definitive Subdivision and supporting documents
- Notice of Intent for Pine Street 41-C2.3 and supporting documents
- Meeting Minutes dated 11/14/2018
- Status Report for Oak Ridge Estates – Virginia Drive, Leicester from Arthur Allen dated December 6, 2018

Documents submitted at meeting:

- N/A