

TOWN OF LEICESTER
CONSERVATION COMMISSION
MEETING MINUTES
November 7th, 2007

Meeting opened at 7:50pm. Members present were Stephen Parretti, JoAnn Schold, and Glenda Williamson.

FORESTRY

Applicant : SS Realty Trust
Location: Parker Street, Leicester MA
Request: forest cutting
Rep: Roger Plourde, Jr.

Mr. Plourde representing for SS Realty Trust. A 132 plan was not filed with the state for this project, which is small scale and for change of use. The land will be converted to agricultural. There are no wetlands; it is hill-top and a very dry site. Mr. Plourde showed area to be cut on the plan; roughly clearing 8 1/2 acres out of roughly 70 acres. This land is historically agricultural. This meeting is basically to alert the commission about the forestry plan, and would like to receive a permit from the commission. Discussion. Because the area is less than 10 acres, and because this is a small-scale project for the purpose of cultivation, the commission deemed that the applicant is exempt. The commission will still issue a forestry permit.

Notice of Intent

Applicant: Ronald & Joan Lukert
Location: 51 LakeView Drive
Request: replacing septic, associated site work and grading, erosion control
Rep: William Coyle, Coyle Engineering

Mr. Coyle representing, explained there is a failed septic system. This is a 2 bedroom house with a one bedroom bath house. The existing septic was shown on the plan; there is a limited area for the leach field in order to stay 100' away from any wells. One of the tanks will be moved. Erosion control shown on plans, rest of lot is wooded. Work to possibly begin in spring of 2008. Ms. Schold requested double rows of hay bales trenched in as opposed to hay bales/silt fence. No comments from the public. Ms. Schold motioned to take 21 days plus extension until Dec 5th, 2007 to draft orders of conditions, Ms. Williamson seconded. Motion passed.

Notice of Intent

Applicant: Victor & Lynne Rae Dyson
Location: 132 Huntoon Memorial Highway
Request: single family home, restoration area
Rep: Glenn Krevosky, EBT Environmental

This is a 1.23 acre site, location shown on plans. There is no sewer on Rte. 56, but there is an easement for water and sewer through back of property out to Carleton Rd as shown on assessor's map. This will be a temporary disturbance where area will be trenched to allow for water and sewer lines to be placed. Construction corridor will be 20' across to allow for trenches. Lines will be sleeved and the elevation will be restored at completion. Regs state that for temporary disturbance with water and sewer requires that the area be restored to pre-existing elevation and that the lines be sleeved, and will be reseeded with a wet meadow seed mix. There is very little to no flow through this area, clearly intermittent. Plan shows hay bales to be double staked. Ms. Schold would like to see double rows of hay bales in areas discussed where slope is steep, and tightly aligned, single rows everywhere else as discussed and shown on plans. Erosion control will be inspected prior to construction. Replication area discussed, shown in detail on plans. All plants there will be restored and native species will be planted. Bonding was discussed and the amount of \$2000 was agreed upon. The replication area will be constructed last. There should not be any maintenance issues with the sleeved lines, Mr. Coyle suggested that a clean out box be added and will provide a modified plan. There was no comment from the public. Ms. Williamson motioned to take 21 days plus extension until Dec 5th, 2007 to draft orders of conditions, Ms. Williamson seconded. Motion passed.

Notice of Intent

Applicant: Edward Kooyomijian, Sr & Salah Asfoura
Location: Map 37 Lot A1 A2 Huntoon Memorial Highway
Request: construction of commercial/residential project requiring 2 wetland crossings and work within the buffer zone to a previously delineated BVW boundary
Rep: Places Site Consultants, Inc

Mr. Bill Murray representing. Mr. Murray presented plans to the board and discussed, giving a lengthy and detailed description of proposed project. (may be reviewed in project narrative) There is an existing ORAD on this site as well as Orders of Conditions for off-site utility extensions. They have already met with the Planning Board and are scheduled to meet with the Zoning Board. They are still working with water and sewer permitting and the Highway Dept. are aware of their intentions. A plan was sent for review to Quinn Engineering. The Storm water management plan was discussed in

detail. (may be reviewed in project narrative, NOI section 7) This project will require substantial ground work, 15' of fill will be required at end of parking lot to allow for 7' high retaining wall. There is a detailed plan showing design of this retaining wall, it will be 42"x24"x30" blocks placed by a back hoe. There is a detailed plan for the replication area, which will occur simultaneously with the construction of the crossings. An assessment will be done of the area checking for invasive plants. (review narrative) Sewer pump station was discussed, part of previous application. Erosion/sediment control plans discussed, shown on plans along with temporary basins and diversionary swales. There will be double-staked hay bales with silt fencing in front; specifically because of the potential of tributary areas. At replication area, 24" tubing filled with straw will be used staked at 12" intervals. Water and sewer were discussed. (review narrative) Retaining wall will form barrier with site, pond and adjacent wetlands, showing 25' offset zone. The wall will be the first thing constructed after ground-breaking. Looking to start in April 2008, wall to follow soon after in May or June. The board would like to continue this hearing until a site meeting can take place, possible for January 2008. The area is flagged and Mr. Murphy agreed to stake the entrances and the center line. Quinn Engineering did a review, as well as review of Storm Water management. Mr. Murphy presented letter from Quinn to the board. Meeting continued until tentative date of January 16, 2008.

Discussion of Extension Request for ORAD Dep# 197-384

According to the MACC Handbook, section 12.10.3, "controversial ORADs should be re-issued after a new application and public meeting, rather than extended." Because this was such a controversial process, the board will send a letter to the applicant explaining that they will need to re-file.

Certificate of Compliance

Motion made by Ms. Schold to grant a Certificate of Compliance for Dep# 197-384, 103 Hemlock Street. Ms. Williamson seconded, motion passed.

Discussion of issuing new "original" Orders of Conditions for Dep# 197-449, Stafford Hill Estates. The original Order which was issued in March 2007 was "lost" and never recorded. The representative for this project, Mary Trudeau of Commonwealth Engineering is looking to the board to issue a "new original" for recording purposes. The registry of deeds will not record a copy. We will place a call to DEP for advisement.

A complaint was called in by Mary Ellen Brosnihan of flagging and possible forestry being conducted in the area around Burncoat Street. There was a filing for a forestry project that has since expired, and an old filing for extension of the road. We will look into this complaint, put in a call to state forester and see what we can find out.

Motion made by Ms. Schold to close the public hearing at 9:45pm; Ms. Williamson seconded. Motion passed. Meeting closed at 9:45pm.