



TOWN OF NORTHBRIDGE CONSERVATION COMMISSION

**7 MAIN STREET
WHITINSVILLE, MASSACHUSETTS 01588
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18 FEB 26 AM 11:30

**NORTHBRIDGE TOWN CLERK
DOREEN A. CEDRONE**

Meeting Minutes April 26, 2017

Barbara McNamee, Rich Chiras, Joy Anderson, Justin Arbuckle, and Gerry Ouillet were present. Cindy Campbell arrived late at 7:03PM. David Pickart, Conservation Agent was absent. Barbara Kinney, Administrative Assistant was also present.

Ms. Anderson opened the meeting at 7:00PM.

Citizen's Forum

None

Cindy Campbell arrived.

(248-645) Riverdale Street Earth Removal (Map 23, Parcel(s) 5, 16, & 22)

Proposed completion of all earth removal activities and restoration of all disturbed areas with loam and seed. The applicant is James Knott represented by Andrews Survey and Engineering, Inc. (ASE), 104 Mendon Street, Uxbridge, MA 01569.

Paul Hutnak of ASE gave the Conservation Commission (NCC) an update. It has not been 30 days since the submittal was given to Natural Heritage Endangered Species Program (NHESP) so he is requesting a continuance. We should have the report from NHESP by then.

Shirley Small of Riverdale St and her daughter Mary Small from Townsend wanted to know if the NCC would require mitigation for the two state wetlands and the one town wetland. Mr. Hutnak responded that there will be restoration done for the isolated wetland and will work with the agent as to the species to plant. The two state wetlands will be seeded. It is buffer zone only work. Ms. M. Small wants the NCC to consider mitigation for the following reasons:

1. The Notice of Intent was filed after the work was completed. This sets a precedent that the NCC will allow this for everyone.
2. The bylaw states that a buffer zone can be kept from being developed if there is a good reason and this is a wildlife corridor. She is a wildlife biologist. (She handed out aerial photos of the Riverdale Mill from 1995 to 2016. In the 1995 photo she feels the wildlife were coming down through that area. Through the years the mill is getting bigger and the wildlife has been pushed to follow the railroad tracks. In 1997 the area is still pretty well wooded. After 1997, the mill expanded again and the animals cannot get to the river except for a very small space around the gravel pit. The area in back is almost entirely under water.

3. We do not know what Mr. Knott will do with the property next.

Mr. Arbuckle stated that the bylaw has a 35 foot no-disturb zone and work is done all the time in a buffer zone. A penalty is above and beyond what the NCC can do in his opinion. This will need to be discussed with the Conservation Agent.

Mr. Hutnak agreed to clean out the culvert in that area.

Ms. M. Small feels the town should take back the land use now. Once the sign off happens it is given away and you can't take it back later because they will consider it previously disturbed. This will also need to be discussed with the NCC agent. Hopefully, he can be at the next meeting. Ms. M. Small would like the buffer zones planted with trees and shrubs.

Mr. Ouillette, Ms. McNamee, and Mr. Chiras will visit the site on their own before the next meeting.

Motion made by Mr. Arbuckle and seconded by Mr. Chiras. The NCC voted 6-0 to continue the Public Hearing to May 10, 2017 at 7:15PM.

(248-585) DPW 11 Fletcher Street (Map 5, Parcels 78 & 79)

Proposed amendment to the Order of Conditions (OOC) for improvements including constructing a new building, reconstructing an access drive / parking and installing drainage structures. The applicant for this project is the DPW and the owner is the Town of Northbridge.

Anthony Diluzio, Project Manager, of Cardinal Construction explained that some of the abutters may not have been notified. They will need to be notified before the NCC can proceed. Also, the report from JH Engineering has not been received yet.

The NCC discussed the special conditions requested and Ms. Kinney will provide the email to Mr. Diluzio.

Motion made by Mr. Arbuckle and seconded by Mr. Chiras. The NCC voted 6-0 to continue the Public Hearing to May 10, 2017 at 7:25PM

(248-647) Main Street & Water Street (Map 2, Parcels 36, 37 and 45)

Proposed construction of a car wash and gas station with a convenience store having a drive-thru food & beverage. Two buildings are proposed. The applicant is Main Street Commercial, LLC represented by Heritage Design Group (HDG), 1 Main St, Whitinsville, MA 01588.

The applicant has requested a continuance.

Motion made by Mr. Arbuckle and seconded by Mr. Chiras. The NCC voted 6-0 to continue the Public Hearing to May 10, 2017 at 7:35PM.

Old / New Business

Douglas Road (Adjacent to 279) – Informal Discussion

Paul Hutnak of ASE and James Berkowitz were present. They are looking at doing a storage area on the property that had a filing for a solar farm in the past but it was withdrawn. The storage area would be gravel. They would take the two small areas +/- 5,000 square feet and do a replication area to connect the wetlands which is +/- 7,500 square feet (1 ½ times greater). This would need a formal filing. It is technically in the flood plain.

(248-625) 342 Cooper Road – Possible Violations

No one was present so the NCC continued this to the next meeting.

(248-470) Hemlock Estates – Replication Areas

This project item has been continued to the next meeting. The developer will need to be reminded that the replication information is needed.

Enforcement Actions

Church Street / Providence Road – Enforcement Order Update

The NCC reviewed the letter and it was signed. The NCC also signed the new enforcement order.

Minutes

None

Executive Session

Nothing at this time.

Other

The NCC members present performed administrative tasks (signed Orders, etc.) that were needed.

Motion made by Mr. Arbuckle and seconded by Mr. Ouillette. The NCC voted 6-0 to adjourn the meeting on or about 8:25PM.


Respectfully submitted,



Barbara A. Kinney

Conservation Administrative Assistant

DATE APPROVED:



CONSERVATION MAIL LIST

ADDITIONAL DOCUMENTS USED AT MEETING

Aerial Photos of Riverdale Mills from 1995-2016