



TOWN OF NORTHBRIDGE

CONSERVATION COMMISSION

**7 MAIN STREET
WHITINSVILLE, MASSACHUSETTS 01588
Telephone: (508) 234-0817
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Meeting Minutes April 28, 2010

Wyatt Mills, Bill Freer, Gina Calitri and Terry Bradley were present. Andrew Chagnon, Roger Jewell and Cheryl Peckham were absent. Barbara Kinney, Administrative Assistant, was also present.

Mr. Mills opened the meeting at 7:03PM.

Mr. Bradley had to leave the meeting at 7:42PM.

Citizen's Forum

Linda Lacki of 108 MacArthur Road explained to the Conservation Commission that her lot is all fill and it is starting to slope towards the wetlands. Water is undermining the ground and the retaining wall that was approved on the subdivision plans was never built. The sloping has caused issues with the three season porch and several trees will need to be removed as well. She is looking to build a retaining wall(s) with a deck structure with stairs to walk down, a patio, swing set and kick ball area(s). There is access from the driveway to the backyard for all this proposed work according to the contractor. Ms. Lacki showed the members where on the plans she is talking about and also brought in pictures of the existing conditions.

Mr. Mills asked if all the work is in the jurisdictional area and asked that Ms. Lacki submit a Request for Determination of Applicability with plans showing what is actually to be done. For example, how far from the wetlands, where the retaining wall(s) will be, plot plan with all proposed work, etc. Also include the limit of work, current tree line, and the pictures of the existing conditions.

Fran Lapierre of 550 Benson Road

Ms. Lapierre came before the Conservation Commission last year to put an addition on the house. The brook is 40 feet from the house and rocks are moving into a sink hole type area that has been eroded from the water. The pipe from the perimeter drains is now sticking out about 7 feet. She needs to stop the erosion and her contractor sent her to the Conservation Commission first. The property line is the stone wall on the plan, per Ms. Lapierre. She showed the

Conservation members on the plan where the erosion is occurring. She is looking to dump more stones or a bank restoration, etc.

The Conservation Commission told her to see her contractor and do a submittal for the work to the Conservation Commission. They can condition the work that is proposed to be done. Ms. Kinney gave her a blank Request for Determination of Applicability to be filled out.

(248-572) Lot 2 Benson Road (Map 23, Parcel 139)

Proposed construction of a single-family dwelling, driveway, sewer and storm drain system, water line extension, underground electric, cable and telephone, earth cuts and fills. The applicant is Judith Brooks represented by Northwest Engineering Services, LLC, 184 Indian Trail, Glocester, RI 02814.

No one was present for this Public Hearing.

Motion made by Mr. Bradley and seconded by Ms. Calitri. The Conservation Commission voted 4-0 to continue the Public Hearing until such time as the applicant can be contacted for further instructions on how she would like the Conservation Commission to proceed.

(248-573) The Camelot (Map 16, Parcel 28)

Proposed construction of a roadway, infrastructure and associated amenities for a 65 lot residential subdivision located off Hill Street and Hillcrest Road. The applicant is J & F Marinella Development Corporation represented by Heritage Design Group, 1 Main Street, Whitinsville, MA 01588.

There was no one present for the Camelot.

Motion made by Mr. Bradley and seconded by Mr. Freer. The Conservation Commission voted 4-0 to continue the Public Hearing to May 12, 2010 at 7:10PM.

(248-266) Hills at Whitinsville Open Space - Discussion

Heritage Design Group was not present for this meeting. Neil Stanik of Morgan Road is a neighbor and submitted documentation on the drainage issues and the location of the common driveway issue that is still pending with Open Space Lot 2. There is no easement on the property for the common driveway. His biggest concern is that the developer will turn the open space over to the Town and it becomes the Town's problem. Also, he found out that he is responsible for the driveway as it is on his property even though he does not use it and was not aware of this. The residents would like to contribute updates and recommend that the Open Space Lot #2 (Map 15, parcel 170) not be accepted at this time.

Mr. Mills stated that the Conservation Commission is in no hurry to accept open space land that has an issue with it. The Conservation Commission will continue

this discussion to the next agenda where they can vote to accept the open space parcels that have no issues on them.

The Conservation Commission then discussed signage for the entrance(s) to the open space. They discussed what kind of sign(s), wording for the sign(s). etc. They would like the wording to read "This space has been conveyed to the Town of Northbridge as open space."

Minutes

March 24, 2010

There was no quorum to vote on these minutes.

March 24, 2010 (Executive Session)

There was no quorum to vote on these minutes.

Old / New Business

Shining Rock – Eagle Scout Project Discussion

The parking lot at the top of the road is open to the public and is for access to the trails to be made to Shining Rock per Mr. Buma. The Conservation Commission will double check on the access and let Mr. Buma know of any issues. Mr. Mills signed their project document so that they can proceed and that document will now go to the troop committee for approval. Ms. Kinney gave them copies of the volunteer forms that she will need filled out and returned to her.

Elsa Mason Property – Volunteer Stewardship Discussion

Ms. Kinney provided the list of town properties; however, they are not necessarily Conservation properties. Mr. Mills asked if anyone has an interest in helping to start something with volunteerism. Ms. Calitri will check with her group in the Hills at Whitinsville to see if they would be interested and the Conservation Commission could then start with the Hills at Whitinsville Open Space for a volunteer steward program.

Marston Heights (Hills Condo Lot 2) – Wetland Restoration Discussion

The Conservation Commission discussed the request to have Heritage Design Group supervise the restoration work. Mr. Mills will call J & F Marinella and let them know that it is acceptable and they can start the work. The Conservation Commission will review at their next meeting the status of the cleanup.

(248-564) Lot 88 Kelly Road (180) – Request for Certificate of Compliance

Mr. Freer visited the site and grass needs to be growing before the Certificate of Compliance can be issued. This will be continued to May 12, 2010. Ms. Kinney will contact the owner and have them review #26 in the Order of Conditions under During Construction which states that the slash needs to be removed and the ground stabilized before the Certificate of Compliance can be issued.

Other

89 Benson Road – Mr. Gammon stated that this is the wet season and nothing has been done. He also wanted to know why another site walk was needed. He is just going to pull out the brush and trees and get rid of them and is not disturbing the area. If he is not allowed, then he will just leave them there. Mr. Gammon stated that the shack in the back is on high ground.

Mr. Mills stated that lots of trees have been taken down in the wetlands, the soil has been disturbed, etc. The Conservation Commission stated that a site walk must be performed to assess the damage to the wetland(s) and how to proceed with the restoration. Mr. Mills reminded Mr. Gammon that if this cannot be solved with the Conservation Commission then the Conservation Commission will turn it over to the Department of Environmental Protection (DEP) for resolution.

Mr. Gammon agreed that the Conservation Commission could conduct a site visit on May 10, 2010 at 6:00PM and that he will have his attorney present.

20 Adams Circle – Ms. Calitri stated that she can't really get into the open space land to take a look at what's going on.

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

Executive SessionMGL Chapter 39, S 23B #3 – Litigation

The Executive Session has been postponed to the next meeting.

Motion made by Mr. Freer and seconded by Ms. Calitri. The Conservation Commission voted 3-0 to *adjourn* the Conservation Commission meeting at 8:57PM.

Respectfully submitted,

Barbara A. Kinney
Conservation Administrative Assistant