



TOWN OF NORTHBRIDGE CONSERVATION COMMISSION

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NORTHBRIDGE TOWN CLERK
DOREEN A. CEBRONE

Meeting Minutes March 22, 2017

Barbara McNamee, Joy Anderson, Rich Chiras, and Cindy Campbell were present. Justin Arbuckle and Gerry Ouillette were absent. David Pickart, Conservation Agent was absent. Barbara Kinney, Administrative Assistant was also present.

Ms. Anderson opened the meeting at 7:05PM. (*waiting for a quorum*).

Citizen's Forum None

(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., 104 Mendon Street, Uxbridge, MA 01569.

The applicant / engineer has requested a continuance.

Motion made by Mr. Chiras and seconded by Ms. McNamee. The NCC voted 4-0 to continue the Public Hearing to April 12, 2017 at 7:05PM.

(248-) 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, 1 Main St, Whitinsville, MA 01588.

The legal requirements have been satisfied including notification to abutters and posting of the legal ad. DEP has not provided the file number yet. The Certificates of Mailing have been received. The NCC just received the agent's report today and have not reviewed it yet.

Eric Bazzette, Heritage Design Group, and Bill Renaud were present. The project is on property opposite Arcade Pond and Water Street runs through the property. It is primarily wooded and covered with brush. There will be a driveway extension to Core Mark so they can refuel their trucks. They propose two diesel and six gas pumps with large open paved areas for turning movements of trucks. There will be a convenience store with a drive-thru and also a car wash.

Some fill will be needed in the flood zone and they will compensate for it in another area on the side and front (small area) of the property. They estimate they will need 573 cubic yards of fill and will compensate that with 742 cubic yards of compensatory storage.

Mr. Bazzette explained the existing conditions and where the stormwater goes to the front on Main Street and the back to the river. There is one section on the side that flows to a low point near Core Mark.

Gary Archambault of 270-272 Main Street said there are no catch basins there now and the Main Street basins flow into Arcade Pond.

Mr. Bazzette said a small section in the front along Main Street (the left side of the site near Core Mark) will flow to a catch basin. Most of the runoff goes to a stormwater basin that will be located at the back of the property which will infiltrate into the floodplain. There will be less runoff to go to Main Street basin(s). The water quality will improve at Arcade Pond. The NCC will need to double check on the past submittals. They may have stipulated that the soils from the site need to be removed and not spread to another portion of the site as proposed.

Mr. Archambault wanted to know if some trees will be kept and /or planted such as arborvitaes. There will be some plantings to shield the residents from the site. Mr. Bazzette can take a look at transplanting the existing trees and bushes but if they are too big it cannot be done. Mr. Archambault has concerns with the gas tanks and what happens if they leak. Mr. Chiras stated that he had concerns too about that and did some research and found that the new tanks have many safety measures so leakage would not go into the Mumford River or Arcade Pond. He feels much more comfortable now after his research.

Mr. Renaud is looking to get started in the spring but he is just waiting for the letter to come back regarding the flood plain line change.

Mr. Archambault is also concerned with trash because that is a very windy area and blowing trash could end up in his backyard.

Mr. Chiras asked about the water from the car wash and was told that the water will be manipulated to either recycle it or it will go into the municipal system.

Mr. Bazzette stated that the driveways openings were approved by the Safety Committee last year.

Motion made by Ms. McNamee and seconded by Mr. Chiras. The NCC voted 4-0 to continue the Public Hearing to April 12, 2017 at 7:15PM.

Old / New Business

(248-625) 342 Cooper Road -- Possible Violations

This agenda item will be continued as the NCC is still waiting for the as-builts.

Lots 33 & 34 Joseph Circle Roadway -- Results of Site Visit

(248-470) Hemlock Estates -- Status Update

Enforcement Actions

Church Street / Providence Road – Enforcement Order Update
1737 Quaker Street – Cease and Desist Letter

Minutes

July 26, 2016

February 22, 2017

Executive Session

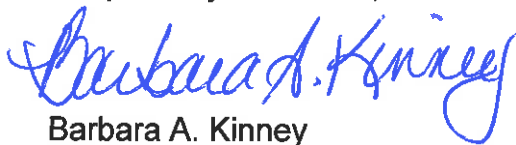
Other

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

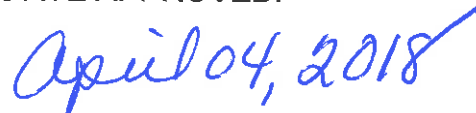
Motion made by Mr. Arbuckle and seconded by Ms. Campbell. The NCC voted 5-0 to adjourn the meeting on or about 8:03PM.

Respectfully submitted,

DATE APPROVED:



Barbara A. Kinney
Conservation Administrative Assistant



CONSERVATION MAIL LIST

ADDITIONAL DOCUMENTS USED AT MEETING