



TOWN OF NORTHBRIDGE CONSERVATION COMMISSION

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Meeting Minutes October 16, 2019

Justin Arbuckle, Barbara McNamee, Justine Carroll, Cindy Campbell and Rich Chiras were present. Barbara Kinney, Conservation Commission (NCC) Administrative Assistant, and David Pickart, NCC Agent, were also present. There are two (2) open vacancies on the NCC.

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

Citizen's Forum

None

(06-RDA-2019) Lot 14 Windstone Dr. (Leonardo Estates) (Map 17, Parcel 169)

Proposed construction of a single-family dwelling as depicted on the plan located at Lot 14 Windstone Drive (Leonardo Estates). The applicant is Joe Leonardo represented by Andrews Survey & Engineering (ASE), 104 Mendon Street, Uxbridge, MA 01569.

Ms. Kinney pointed out that there is a typo on the Agenda and this is not a Notice of Intent (NOI) but a Request for Determination of Applicability (RDA). The legal requirements have been satisfied including publishing of the legal ad. Joe Leonardo explained that he is pushing the house to the 50 foot buffer line so no cutting will be needed except for maybe a couple of trees. Erosion controls will be placed between the 35 foot and 50 foot buffer zones. The wetland replication was moved from this site, in the past, and is doing well. There is a natural lip on the property that then slopes down to the wetland so it is a good place to locate the dwelling. Mr. Leonardo then discussed using wood chip berms instead of a silt fence for erosion controls. The clearing of the site was done previously under the Order of Conditions (OOC) for the roadway.

Motion made by Mr. Chiras and seconded by Ms. Campbell. The NCC voted 5-0 to issue a negative determination #3 and a positive determination #5 for Lot 14 Windstone Drive.

Old / New Business

(248-181) Lot 9 Brian Circle – Request for Certificate of Compliance (COC)

When preparing the COC for signature, it was discovered that the OOC was not recorded. The NCC reissued the OOC and this will need to be recorded. Once that is done, the NCC can issue the COC.

Enforcement Actions

None

MinutesFebruary 06, 2019

Motion made by Mr. Chiras and seconded by Ms. Campbell. The NCC voted 3-0-2 (Mr. Arbuckle and Ms. Carroll abstained) to approve the minutes of February 06, 2019 as written.

Executive Session

None

Other

Osterman Commerce Park Phase 3, Building 3 – Motion made by Mr. Arbuckle and seconded by Mr. Chiras. The NCC voted 5-0 to accept the plan for Osterman Commerce Park Phase 3, Building 3 entitled "Phase 3 Osterman Commerce Park A Planned Business Development" dated August 27, 2019 and issue the OOC.

Moon Hill Estates – Motion made by Mr. Arbuckle and seconded by Mr. Chiras. The NCC voted 5-0 to accept the plan for Moon Hill Estates entitled "Moon Hill Estates Definitive Residential Subdivision" dated December 26, 2018 with a final revision date of September 18, 2019 and issue the OOC.

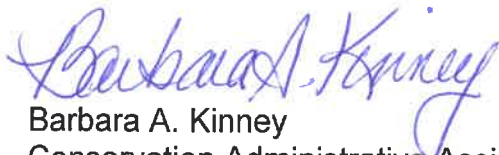
Presidential Farms Open Space – Ms. McNamee explained now Metacomet Land Trust owns the open space at Presidential Farms and they would like to give it a name. It was suggested that Szerlag be part of the name since the land was originally part of the Szerlag farm. The NCC is amenable to that.

Agent Updates – Mr. Pickart updated the NCC on who has contacted him today and what he has seen on his site visits today to Joseph Circle and McQuade's Lane.

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

Motion made by Mr. Arbuckle and seconded by Ms. Carroll. The NCC voted 5-0 to adjourn the meeting about 8:00PM.

Respectfully submitted,

DATE APPROVED:

Barbara A. Kinney
Conservation Administrative Assistant



CONSERVATION MAIL LIST

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WEEKLY REPORTS

October 03, 2019

October 10, 2019

ADDITIONAL DOCUMENTS SUBMITTED AT MEETING

- Conservation Agent report dated 10/16/19
- Conservation Agent report for Lot 14 Windstone Drive dated 10/16/19