



Town of Ashland

MASSACHUSETTS

MINUTES OF MEETING
ASHLAND CONSERVATION COMMISSION
February 13, 2017

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2 Present: Gene Crouch (Chair)
3 Bill Moulton (Vice Chair)
4 Jeff Lingham
5 Cathy Van Lancker
6 Carl Hakansson
7 Greg Wands
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9 Maeghan Walters (Agent)

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11 Absent:
12 K.G. Narayana

13 **Call to order: 7:18 P.M.**

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15 **7:18 RDA, Marlies Plaggenborg, 30 Riverview Drive, soil borings**
16 Mr. Lingham recused himself from the meeting.

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18 Joe Marquedant (Representative- Land Surveyor) was present for the meeting. Mr. Marquedant
19 stated that exploratory borings are necessary for design and planning purposes to construct a
20 single family home on a 4.1 Acre lot that is next to 30 Riverview Drive. Borings will help
21 determine soil composition and groundwater levels to better design the home. Mr. Marquedant
22 stated that he will be back with a subsequent permit for the house.

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24 Mr. Hakansson made a motion, seconded by Ms. Van Lancker to issue a Negative
25 Determination of Applicability. Motion passed 5-0-0.

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27 Mr. Lingham returned to the Meeting.

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29 **7:26 NOI, John Dudley, 60 Pleasant Street, continued from 1/23/2017**

30 Joe Marquedant was present for the hearing. Mr. Marquedant stated they are redesigning the
31 stormwater management section of the plans to comply with comments from the EPA. The
32 Agent asked about the file number stating that the project is not on DEP's website. The Chair
33 suggested he call DEP. Mr. Marquedant requested a continuance.

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35 Mr. Moulton made a motion, seconded by Ms. Van Lancker to continue the meeting to March
36 13, 2017. Motion passed 6-0-0.

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38 **7:31 SMP/NOI, Louis Iarussi, Lot 10A Sewell Street, two-family duplex, continued**
39 **from 2/13/17**

40 George Connors (Connorstone Engineering- Representative) was present for the hearing. Mr.
41 Connors stated that the plans were revised per previous comments. Mr. Lingham stated that
42 there are a lot of invasive species, trash, and debris. Mr. Connors stated that the trash and

43 debris will be removed as it is within the limit of work for the proposed construction. The
44 Commission stated that five bounds need to be added to the plans. The Agent drew the
45 locations of the five bounds on the plans. Mr. Connors clarified the dry well will have a
46 leaching trench. The dry well will also have an overflow feature that drains to the wetland
47 during high rain events.
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49 Mr. Moulton made a motion, seconded by Mr. Lingham to close the hearing. Motion passed
50 5:0:1. Gene Crouch abstained.
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52 Ms. Van Lancker made a motion, seconded by Mr. Lingham to issue an Order of Conditions.
53 Motion passed 5:0:1. Gene Crouch abstained.
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55 **7:39 NOI, 224 Oak Street, Dan Aho, Single Family Home and NOI 244 Oak Street, Dan**
56 **Aho, sewer line installation, continued from 1/23/2017**

57 Karon Skinner (Wetland Scientist- Representative) and Daniel Aho (Applicant) were present
58 for the hearing. Ms. Skinner stated that plans were revised to show the top of bank flags,
59 elevation of groundwater in detail, and the relocation of flag number two. Ms. Skinner briefly
60 summarized the project. Ms. Van Lancker asked to remove straw wattles from the plans and
61 replace it with filter socks. The Commission also requested that an orange construction fence
62 be demarcated at the limit of work. The Agent asked about the Commission's site walk. The
63 Commission stated that they agreed with the wetland line and asked if the well was covered.
64 Mr. Aho stated that the well was covered.
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66 Mr. Lingham made a motion, seconded by Ms. Van Lancker, to close the hearings. Motion
67 passed 5:0:1. Gene Crouch abstained.
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69 **7:55 Request for COC, 95-749, Ashland Woods, Ashland Woods Lane**

70 Mr. Desheng Wang (Wetland Scientist- Representative) was present for the meeting. Mr.
71 Wang stated that the after-the-fact permit was obtained from the Army Corps of Engineers.
72 The Agent stated that she verified with the Army Corps that no further requirements were
73 necessary. The Agent stated that recording information was received for deed restrictions
74 pursuant to Condition Number 22D and 22E. The Agent also stated that recording
75 information was provided for the Partial COC that was issued in September, and the easement
76 for the Town was also recorded and provided to the Agent.
77

78 Mr. Moulton made a motion, seconded by Mr. Lingham to issue a Complete Certificate of
79 Compliance. Motion passed 6-0-0.
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81 **8:00 Request for COC, 95-863, Eric Dillaber, 226 Olive Street**

82 The Agent stated that a request for a certificate of compliance came in previously but was
83 denied because of a fence that was installed and a portion of the fence (one post) was within
84 the 25 foot No Disturb Zone. The Agent stated that she did a site inspection and the post was
85 moved by one foot away from the No Disturb Zone. The Agent also stated that a COC was not
86 issued or signed after the site inspection in the late summer.
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88 Mr. Moulton made a motion, seconded by Mr. Lingham to issue a Complete Certificate of
89 Compliance. Motion passed 6-0-0.

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7:39 Warren Woods Permission Request

Mr. Hakansson recused himself from the discussion

The Agent stated that an e-mail was sent to the Agent by Dr. Van Roo (Framingham State University) asking permission from the Conservation Commission to use Warren Woods for a bird banding activity. The Agent explained that she would like to use the property to survey birds and the trails would be walked every 30-45 minutes to check the nets to ensure safety of the birds.

The Commission also spoke about dogs on the property, as it may be a problem for the survey. Dogs must be leashed on the property, and some dog owners have been walking dogs off the leash. The Commission discussed methods to enforce the policy including stickers to Ashland and Holliston residents, and giving animal control a bylaw with enforcement abilities. Mr. Wands said that he could walk the property the days of the banding to inform people to keep their dogs leashed and the survey that will be taking place.

Mr. Moulton made a motion, seconded by Ms. Van Lancker, to allow permission for the bird study with the condition that survey results be submitted to the Commission. Motion passed 5:0:0.

Mr. Hakansson returned to the meeting.

8:24 Review of the January 23 2017, Meeting Minutes

Mr. Lingham made a motion, seconded by Mr. Wands to accept the January 23, 2017, Meeting Minutes as amended. Motion passed 6-0-0.

8:30 Member prerogative

The Chair stated that his work schedule has picked up and has been missing a few meetings because of it. The Chair asked the Commission to think about a new Chair in the future.

8:39 MACC Conference

The Agent told the Commission about the upcoming MACC conference. Two of the members are interested in going. A third member is going, but as a volunteer.

8:41 Community Preservation Committee Update

Ms. Van Lancker stated that Riverwalk will be discussed with CPC from the Open Space and Recreation Committee. Ms. Van Lancker also stated that the federated church may be coming to CPC to ask for money for new steps and windows.

8:50 Bylaw Update

The Agent stated that the Bylaw should be reviewed for possible change. The Chair suggested that at each meeting, the Commission should review a few sections of the Bylaw and make comments at those individual meetings and have it ready for the Fall Town Meeting. The Chair asked the Agent to determine when a warrant article will be due.

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8:55 Update on ongoing project

The Agent stated that a prescreening hearing and hearing for the ORAD 95- 885, 0 Tri Street are coming up. The Agent asked the Chair for some basic guidelines of these proceedings. The Chair stated that at the prescreening hearing, the judge sets the rules and explains what the basis will be and when everything is due.

9:09 Warren Woods

The Agent stated that she did a site walk and found two concrete bounds with markers and two wooden stakes. The Agent stated that encroachments exist on most of the properties and asked the Commission how they would like her to proceed. The Commission stated that letters be sent out to the property owners and support the letter with Audubon’s responsibility as a holder of the Conservation Restriction.

The Agent also stated that Mass Audubon had requested to look into a Land Management Plan. The plan would cost about \$5,000.00 to do. Mr. Hakansson stated that Land Stewardship Committee reviewed the proposal and did not want to do the plan as the Committee had said that some help can come from the schools. The Commission stated that the services would not be provided by Mass Audubon.

9:14 MBTA Site Visit

The Agent asked the Commission about the site inspection two weeks ago. The Commission stated that they saw that a portion of the parking lot is cracked, and damaged, and blocked off with jersey barriers. The Chair stated that if the pavement was pulled, hydric soils indicating a wetland was there would likely be found. The Commission asked for plans from the stormwater management system in that part of the parking lot.

The Chair stated that the detention basin at the Rail Transit District (off of the MBTA Access Road) is leaking and asked the Agent to inform a project manager, or engineer affiliated with the project.

9:23 22 Eliot Street

The Chair asked how the pipe at the detention basin at 22 Eliot Street is working out. Mr. Hakansson said that it is currently working. Mr. Hakansson also stated that the interior painting is done and the next step is to fix the roof.

9:30 Adjournment

Ms. Van Lancker made a motion, seconded by, Mr. Lingham to adjourn the meeting. Motion passed 6-0-0.