



Town of Ashland

MASSACHUSETTS

MEETING MINUTES
ASHLAND CONSERVATION COMMISSION
February 14, 2022

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Present: Cathy Van Lancker (Chair)
Greg Wands (Vice Chair)
Owen Ackerman
Gene Crouch
Preston Crow
Carl Hakansson
William Moulton

Agent: Becca Solomon

Meeting held by Zoom
Call to order: 7:00 P.M.

Chair Cathy Van Lancker read the Ashland Conservation Commission virtual meeting protocols, and meeting recording announcement.

Review minutes from 1/24/22

1/24/22 Meeting Minutes:

Commission Members reviewed and edited the January 24, 2021 meeting minutes.

Motion: Mr. Crouch motioned to approve the January 24, 2021 meeting minutes as amended. The motion was seconded by Mr. Wands.

Vote: The motion passed with a 6-0-0 vote. (Rollcall vote: OA, GC, CH, WM, GW, CVL)

Request from Professor Brandi Van Roo to conduct small mammal trap and release at Warren Woods

The Commission discussed the trapping procedure that was emailed to them by Dr. Van Roo. Mr. Hakansson stated that the procedure is the same as the previously approved trap and release from a few years ago. The trap and release as well as bird banding are of benefit to the Stewardship Committee, to assist in keeping an inventory on the wildlife at Warren Woods.

Motion: Mr. Crouch motioned to approve the request for small mammal trap and release at Warren Woods. This motion was seconded by Mr. Wands.

35 **Vote:** The motion passed with a 5-1-0 vote. (Rollcall Vote: OA, GC, WM, GW, CVL. Carl
36 Hakansson abstained).

37

38 **The Commission discussed Open Meeting Law Trainings and where to access them.**

39

40 **Notice of Intent, Nathan Collins, 311 Pleasant Street, DEP File Number not**
41 **received**

42 Ms. Solomon stated that the NOI has received a file number since the posting of the
43 agenda, and a letter had been submitted requesting a waiver from the SMP process. The
44 file number issued was 95-0964.

45

46 Mr. Collins of CLC Design presented the site plan of the work, which had been presented
47 at the previous meeting. Mr. Collins stated that the property was confirmed to be
48 outside of the Nyanza Plume, and reiterated that the applicant request a waiver from
49 the SMP as no impervious area is being added. Mr. Crouch asked for confirmation that
50 this was verified. Ms. Van Lancker confirmed that Ms. Solomon had contacted both DEP
51 and EPA.

52

53 Ms. Van Lancker asked about an email that DEP had sent concerning solar arrays. Ms.
54 Solomon clarified the email was referring to ground mounted solar arrays not the raised
55 solar canopies being proposed. The Commission discussed the procedural order of
56 approving the SMP waiver and closing the NOI hearing.

57

58 **Motion:** Mr. Moulton motioned to grant the SMP Waiver. This motion was seconded by
59 Mr. Ackerman.

60 **Vote:** The motion passed with a 6-0-0 vote. (Rollcall vote: OA, GC, CH, WM, GW, CVL).

61

62 **Motion:** Mr. Moulton motioned to close the hearing for 311 Pleasant Street, file number
63 95-0964. The motion was seconded by Mr. Wands.

64 **Vote:** The motion passed with a 6-0-0 vote. (Rollcall vote: OA, GC, CH, WM, GW, CVL).

65

66 **The Commission reviewed and edited the Standard Special Conditions for the**
67 **Order of Conditions.**

68

69 **Motion:** Mr. Wands motioned to issue and Order of Conditions with the conditions
70 agreed on. This motion was seconded by Mr. Hakansson.

71 **Vote:** the motion passed with a 6-0-0 vote. (Rollcall vote: OA, GC, CH, WM, GW, CVL)

72

73 **Preston Crow joined the meeting at this time.**

74

75 **COC Request, Vito Colonna, 231 Pond Street, DEP File Number 95-914**

76 Ms. Solomon summarized her findings during the site visit on the property. The Deed
77 Recording was provided with the COC request, the markers had been placed around the
78 restoration area, which was fenced in. Debris was kept on the development side of the
79 fence and removed regularly.

80

81 **Motion:** Mr. Crouch motioned the Certificate of Compliance be approved and issued.
82 This motion was seconded by Mr. Crow.

83 **Vote:** The motion passed with a 7-0-0 vote. (Rollcall vote: OA, PC, GC, CH, WM, GW,
84 CVL).

85

86 **COC Request, Steven Hickey, 42 Wilbur Drive, DEP File Number 95-728**

87 Ms. Solomon stated that the Order of Conditions being referenced is expired, and that
88 recently a new Order for the same property, on which no work had been done. A site
89 visit for the new Order had confirmed the property was undeveloped. The COC Request
90 is to close out the expired OOC through an Invalid Order determination. An Invalid
91 Order determination may be issued only when an Order is expired and no work had
92 begun. Mr. Hickey asked that the address be correctly listed as Wilbur Drive and not
93 Wilbur Street.

94

95 **Motion:** Mr. Hakansson motioned the Certificate of Compliance be issued with the
96 Invalid Order determination. This motion was seconded by Mr. Crow.

97 **Vote:** The motion passed with a 7-0-0 vote. (Rollcall vote: OA, PC, GC, CH, WM, GW,
98 CVL).

99

100 **Preston Crow asked the Commission about procedure for having the Upper**
101 **Charles Committee to present to the Conservation Commission, given that he is on**
102 **the both Committees.**

103 Mr. Crow stated the presentation is informal. No NOI is being submitted at the moment,
104 but will be eventually. The Commission discussed opinions on the matter. Mr.
105 Hakansson stated that when he was on the Select Board he recused himself from
106 conservation discussions and vice versa. Mr. Crouch added that if this was a filing or an
107 NOI, Mr. Crow could not present. Mr. Crow stated that it might be better to have
108 someone else present to the Commission.

109

110 Ms. Van Lancker mentioned the Open Meeting Law trainings again. Ms. Solomon added
111 that there are live trainings that allow for Q&A through the Attorney General's Office.

112

113 **The Commission discussed the items currently proposed for the agenda for**
114 **February 28th.**

115

116 **Meeting Adjournment**

117 **Motion:** Mr. Wands motioned to adjourn the meeting. The motion was seconded by Mr.
118 Crow.

119 **Vote:** The motion passed with a 7-0-0 vote. (Rollcall vote: OA, PC, GC, CH, WM, GW,
120 CVL).

121

122 The meeting was adjourned at 7:44p.m.

123

124 **Documents reviewed by the Conservation Commission on 1/24/2022**

- 125 • Document entitled, *Agenda, dated 2/14/2022*
- 126 • Correspondence entitled, *RE: Research Request to Ashland ConCom, dated*
127 *1/26/2022*
- 128 • Document entitled, *311 Pleasant St-Ashland NOI, dated 1/5/2022*
- 129 • Plans entitled, *Parking Lot Canopy Solar Installation Project 311 Pleasant Street*
- 130 • Document entitled, *RE: 311 Pleasant St –Parking Lot Canopy Solar Installation*
131 *Project Notice of Intent, dated 1/8/2022*
- 132 • Document entitled, *Request for Certificate of Compliance 231 Pond Street, dated*
133 *1/6/2022*
- 134 • Plans entitled, *As-Built Site Plan of 231 Pond Street in Ashland, MA*
- 135 • Document entitled, *WPA Form 8A- Request for Certificate of Compliance 42*
136 *Wilbur Drive, dated 1/27/2022*