

Committee: Conservation Commission.

Date: July 20, 2017.

Time: 7:00pm.

Location: 2nd Floor Town Hall.

Members and Staff present: Carl Shreder, Rachel Bancroft, Rae Baldwin, Laura Reppelier, Richard Mullin and Steve Przyjemski, Andrea Thibault.

The meeting was called to order at 7:01pm by Chairman Carl Shreder.

## Conservation Commission Meeting

July 20, 2017

**99 Central Street (GCC 2016-17; DEP#161-0832) ANRAD – (cont.)** Wetland delineation.

**C. Shreder:** I am going to reopen and continue the AN-RAD for 99 Central Street.

**S. Przyjemski:** The applicant just paid the fee so that we can begin the 3<sup>rd</sup> party review.

**R. Baldwin:** Motion to continue the AN-RAD for 99 Central Street to August 17, 2017 at 7:00pm.

**L. Repplier:** Second.

Motion carries 5-0; unanimous.

**2 Malloy Road (GCC 2017-06; DEP#161-0836) NOI – new.** Replacement of a failed septic system within the 100 foot buffer of an intermittent stream.

**C. Shreder:** I am going to open the new NOI for 2 Malloy.

**S. Przyjemski:** The Board of Health had issues with the design and they are requesting design changes. They would like to continue to August 17, 2017.

**R. Baldwin:** Motion to continue to August 17, 2017 at 7:05pm.

**R. Bancroft:** Second.

Motion carries 5-0; unanimous.

*{The Conservation Commission signed the Certificate of Compliance for 17 True Lane and Certificate of Compliance for 13 Summer Street.}*

**64-74 East Main Street (GCC 2017-01; DEP#161-0835) NOI – cont.** To pave an existing gravel driveway, construct paved parking spaces and install Stormwater management areas within 100 feet of Bordering Vegetated Wetlands and within 200 Foot Riverfront Area.

**C. Shreder:** I am going to reopen the NOI for 64-74 East Main Street. Our 3<sup>rd</sup> party review is still going on.

**Chris Sparages for the Applicant:** This is the 2<sup>nd</sup> time we are before you for this filing, and we are just here to give you an update in person. BSC issued a joint comment letter June 19 (yesterday). We are fine tuning a few details such as snow storage, watering plan and work that is proposed on areas absent of topsoil. It's all riverfront. We have to prove that what we are proposing will not have any further negative impact.

**C. Shreder:** I would like to know about truck offloading capability in terms of stormwater spill prevention. Also do you have the floodplain, the FEMA maps? What about the vehicle traffic and pollution from the vehicles? Snow stockpile areas?

**S. Przyjemski:** We are looking for a reduction in the scope of work.

**C. Shreder:** What about removal of the islands to give more space for parking?

**L. Replier:** How many parking spaces are there now?

**Chris Sparages for the Applicant:** 62 existing and we want 24 additional. Gillian from the BSC Group will put together a formal letter.

**R. Bancroft:** Motion to continue 64-74 East Main Street to August 17, 2017 at 7:10pm.

**R. Baldwin:** Second.

Motion carries 5-0; unanimous.

**Tenney Street Lot#1 (GCC 2016-18; DEP#161-0830) NOI – cont.**

Construction of a 4 Bedroom dwelling. A portion of driveway, utilities and associated grading within the buffer zone of the freshwater wetlands.

**C. Shreder:** I am going to reopen the NOI for Tenney Street Lot 1.

**Applicant:** We have redesigned the lot entirely. There is no wetland impact on this new design.

**L. Replier:** Motion to approve the NOI plan for Tenney Street Lot 1 with the inclusion of the bounds as shown on the plan.

**R. Bancroft:** Second.

Motion carries 5-0; 1 unanimous.

**R. Baldwin:** Motion to close Lot 1 Tenney Street.

**R. Bancroft:** Second.

Motion carries 5-0; unanimous.

**114 Thurlow Street (GCC 2017-07) RDA- new.** Proposal to cut down two trees in a freshwater wetland.

**C. Shreder:** I am going to open the RA for 114 Thurlow.

**Steve Pinto; Applicant:** There is a 150' tree on the edge of the property that is decayed and needs to come down for safety reasons.

**S. Przyjemski:** All of the trees are outside of the 50' buffer.

**R. Baldwin:** Motion to issue a negative determination for 114 Thurlow Street RDA.

**L. Reppelier:** Second.

Motion carries 5-0; unanimous.

**L. Repplier:** Motion to close 114 Thurlow Street RDA.

**R. Baldwin:** Second.

Motion carries 5-0; unanimous.

**66 Parish Road (GCC 2016-21; DEP#161-0834) – NOI-(cont.)**

10 lot subdivision on a 40+ acre parcel. An eleventh lot, as well as the remaining 28+ acres, will remain as open space and be donated to the Town of Georgetown. No work is proposed within any Wetland Resource Area other than Riverfront Area, where proposed alteration is less than 10% of the total Riverfront Area on the lot (excluding Stormwater areas).

**C. Shreder:** I am going to reopen 66 Parish Road. We have been requested to continue by the applicant.

**R. Bancroft:** Motion to continue 66 Parish Road to October 21, 2017 at 7:45pm.

**R. Baldwin:** Second.

Motion carries 5-0; unanimous.

**8 Oregon Rd. (GCC 2017-08; DEP#161-0842) NOI- new.** Construction of a new freestanding garage with bonus room above abutting 75' wetland buffer zone.

**C. Shreder:** I am going to open the new NOI for 8 Oregon Street.

**S. Przyjemski:** Every building permit goes through the Conservation Commission. There are two outstanding OOC's on the house and the cabana. We need to resolve the old OOC's, they have not been closed out. There is a basketball court at 52' of wetlands where 75' is required and a shed at 10' of wetlands where 75' is required. Neither one was permitted by the Conservation Commission. The pool at 70' appears not to be permitted by the Conservation Commission and the building permit cannot be found. The house was built in 1993. What is going to happen to these violations of the Wetland Protection Act? There has been significant encroachment on the wetlands, and they are now proposing additional encroachment.

*{Discussion with the Conservation Commission, the Conservation Agent and the Applicant regarding drainage, septic, erosion control, minimize or reposition building.}*

**L. Repplier:** Motion to continue 8 Oregon Road to August 17, 2017 at 7:15pm.

**R. Baldwin:** Second.

Motion carries 5-0; unanimous.

**6 Hart Circle (GCC 2017-09; DEP 161-0840) NOI- NEW.** Proposed installation of an 18" above ground pool within 100 feet of a wetland buffer zone, and proposal add crushed stone around the pool area.

**C. Shreder:** I am going to open the new NOI for 6 Hart Circle.

**L. Repplier:** Motion to accept the NOI for 6 Hart Circle with the plan dated and signed July 20, 2017, with the applicant working with the Conservation Agent in the field to determine limit of work and placement of plantings and pool, including moving the shed and not accepting the wetland line.

**R. Bancroft:** Second.

Motion carries 5-0; unanimous.

**36 Andover Street (GCC 2017-10; DEP 161-0839) NOI-NEW.** Replacement of a failed septic system at a single family home within 100 feet of wetlands.

**C. Shreder:** I am going to open the new NOI for 36 Andover Street.; replacement of a failed septic system.

**John Paulson, Atlantic Engineering:** 1950 the lot was created. 1976 the current owner bought the property. In 2000, the owner placed a shed close to the wetlands. A Presby septic gravity system has been submitted to the Board of Health. There are 4 bounds, one is behind the shed.

**R. Baldwin:** Motion to accept 36 Andover Street with addition of marker behind the shed and not accepting the wetland delineation.

**R. Bancroft:** Second.

Motion carries 5-0; unanimous.

**24 Summer Street- COC**

**S. Przyjemski:** This COC request had an EO for fill in of wetlands. It evolved into an NOI where an addition to the house and driveway were permitted.

**L. Repplier:** Motion to close the EO and consider it has been met and forgive the fines for 24 Summer Street.

**R. Baldwin:** Second.

Motion carries 4-0; 1 abstain.

**R. Bancroft:** Motion to approve the bills as read by Steve.

**R. Baldwin:** Second.

Motion carries 5-0; unanimous.

**R. Bancroft:** Motion to adjourn.

**R. Baldwin:** Second.

Motion carries 5-0; unanimous.

*Next Meeting Dates: August 17, September 21, October 19, November 16.*

List of Documents and Other Exhibits used at Meeting:

*Documents and Other Exhibits used at meeting will be available for review at the Conservation Commission Office.*

Meeting was adjourned at 9:45 pm.

Next meeting:

Date: \_\_\_\_\_ August 17, 2017 \_\_\_\_\_

Time: \_\_\_\_\_ 7:00pm \_\_\_\_\_

Place: \_\_\_\_\_ 3rd Floor Meeting Room \_\_\_\_\_

Respectfully submitted,

Chairman: \_\_\_\_\_  
(Signature)

Minutes approved by Committee on September 21, 2017.