

*Damon Tinio, Chairman
Peter Coffin, Vice Chairman*



*Timothy Aicardi
Michael Ammendolia
William Aten*

TOWN OF MENDON

**Conservation Commission
Mendon Town Hall
20 Main Street
Mendon, Massachusetts 01756**

Meeting Minutes of June 11, 2009

Attending: P. Coffin, T. Aicardi, M. Ammendolia and W. Aten; F. Lapham, Shea Engineering; Robert Sweet, 50 Milford Street; Steve Comolli, President, Comolli Construction & Development; J. Pavlik, Outback Engineering.

T. Aicardi called the meeting to order at 7:35 p.m. when a quorum was reached.

R. Sweet asked if he could audio record the meeting. There were no objections.

F. Lapham presented the Request for Determination of Applicability for the Chaleki property at 94 Park Street with photos and documentation supporting his assertion that the brooks on that property are classified as intermittent streams and not rivers. An appraisal still needs to be done for the land grant. It assumes that there could be 23 lots and approximately 3600 feet of roadway. A motion was made by M. Ammendolia and was seconded by W. Aten to approve the negative Determination of Applicability for 94 Park Street. The motion carried unanimously.

Steve Commoli presented his plan for 26 Crestview Drive. M. Ammendolia made and W. Aten seconded a motion that there is no wetland impact at 26 Crestview Drive by adding a bay to the existing garage and enclosing the screened porch. The motion carried unanimously.

The owner of 1 Lowell Drive wanted to know if he needed to drill a new well whether it could be done in the 'wood chip' area on his property. His well dries up quickly. He would like to drill the current well deeper. If that doesn't solve his problem, he will need to drill in another location. Members agreed that if he does decide to drill another well, the wetland boundary needs to be marked out. The septic and wells of his and abutters need to meet Board of Health criteria. Once that is done, he will need to put silt fence and hay bales around the well before it is drilled.

D. Tinio performed a site visit to 7 Cranberry Court. The owner wants to install an 18' X 40' - inground pool in the lawn area. There is no wetland impact. Members signed the negative Determination of Applicability.

D. Tinio also performed a site visit to 11 Thayer Road. The owner would like to remove an old studio and wood shed that are attached to the house and construct a two-car garage on the right side as one is facing the house. There would be no wetland impact. Members signed the negative

determination.

Members reviewed the RDA's for 3 W. Hill Road and 88 & 92 Northbridge Road for construction of three homes. Members agreed there were no wetlands on the properties and signed the negative determination.

J. Pavlik explained that he wants to request a partial Certificate of Compliance for the roadwork and drainage in Cobbler's Knoll. He explained that the septic for the over-55 portion of the development is complete. The utilities on Ammidon Road have been installed. The existing Order of Conditions has expired. He plans to submit a new NOI for a 20-lot subdivision and no age restriction. Members agreed that the owner would have to file a new NOI before a partial Certificate of Compliance would be issued. M. Ammendolia told Mr. Pavlik that no more work can be done until a new NOI is filed.

Members reviewed the Request for an Extension Permit for Order of Conditions for 19 Cemetery Street/Lot 9. The property was in litigation; therefore, no construction has begun. The issue has been resolved. The owner is requesting a one-year extension. Members signed permit for a two-year extension of the Order of Conditions until September 6, 2011.

D. Willoughby informed members of the recommendations (attached) provided by the lawyer who provides free legal advice for MACC members. Members agreed that no further action should be taken until such time that the owner comes before the Conservation Commission requesting a permit be issued to perform work on site.

R. Sweet verbally requested to put stone down on the turnaround area. T. Aicardi directed him to let commissioners know when stumps have been removed prior to doing any more work.

M. Ammendolia made and W. Aten seconded a motion to accept the Meeting Minutes of May 21, 2009. The motion carried unanimously.

M. Ammendolia made and W. Aten seconded a motion to approve Chairman of Con. Com. to sign purchase and sale agreement for Chaleki property. The motion carried unanimously.

M. Ammendolia made motion and W. Aten seconded motion that if Chairman of Con. Com. is not available that the Vice Chairman be authorized to sign Chaleki property purchase and sale agreement. M. Ammendolia withdrew motion, W. Aten seconded, that if Chairman of Con. Com. is not available that the Vice Chairman be authorized to sign Chaleki property purchase and sale agreement. Motion carried unanimously.

Members reviewed and T. Aicardi signed Entertainment-Live/Common Vic. BoS License Routing Slip for RAD Skate Park of Mendon. There were no issues for the lessee.

Members reviewed the Petition for Zoning Variance for 30 North Avenue. The Con. Com. issued an Order of Conditions (as 28 North Avenue) on January 10, 2008. However, the members are concerned with the amount of houses using an undeveloped road and public safety.

D. Willoughby reminded members that employee evaluations are due to D. Pleau on July 15, 2009.

M. Ammendolia inquired as to whether Mr. Meehan has responded to letter sent regarding wetland restoration plan which was dated May 26, 2009. D. Willoughby answered that he has not. *Action: D. Willoughby to send M. Ammendolia copy of letter sent to Mr. Meehan regarding wetland restoration.*

R. Sweet asked Mr. Coffin why Con. Com. can direct owner of 20 Uxbridge Road to get restoration plan but cannot do so for 49 Milford Street. Mr. Coffin explained that he can see the sediment getting into the wetland across from 20 Uxbridge Road.

MACC is inquiring as to what Con. Com. foresees as the largest issue they have to deal with in upcoming year. Members responded that due to budget constraints getting information and guidance from MACC is even more important. Also, they foresee tension between Planning Board and Conservation Commission due to the inability to review plans adequately regarding Stormwater regulations.

D. Willoughby informed members that Chairman Tinio may frequently not be able to attend Con. Com. meetings during the summer months. She said Mr. Tinio wanted to know whether board was comfortable having the V. Chairman preside over the meetings or whether members should vote for a new chairperson. D. Tinio said he is still able to do site visits for RDA's, etc. Members agreed to delay making a decision until after the new appointments are made July 1, 2009.

Members agreed to review Cook's Crossing Definitive Plans as requested by Planning Board during the June 25 meeting. *Action: D. Willoughby to put on June 25 agenda.*

Meeting adjourned at 9:45 p.m.

Respectfully submitted,

Diane Willoughby
Administrative Clerk

Attachment (1)