

Hubbardston Conservation Commission Minutes

July 1, 2015

Library Basement

Meeting called to order at 7:02 p.m. in the Hubbardston Library Conference Room located in the Library Basement.

Present: Steve Mossey, Larry Therrien, Tom Larson, Tony Coppola

Absent: Pat Girouard

Guests: Chad Allen, Julian Votruba, Jennifer Howald

Motion: Tom Larson

Second: Larry Therrien

Motion was made to approve the May 6, 2015 minutes with no corrections. All in favor.

Motion carried.

First Order of Business:

Chad Allan came before the Conservation Commission as there was a complaint issued by a neighbor stating that there were trees cut in the wetland area. Mr. Coppola went to the neighbor's house to look at the trees that were cut. Mr. Coppola stated that the trees were in fact cut within the wetlands. Mr. Coppola asked what happened. Mr. Allan stated that he bought the house about a year and a half ago and didn't realize that there were even wetlands on his property. Mr. Allan didn't realize that there were any rules against this. Mr. Allan stated that he was cutting the trees to make an area for his children to play in and stated that his neighbor had actually helped him cut them down. After Mr. Allan and his neighbor had finished cutting the trees, his neighbor then stated that Mr. Allan should probably call Conservation to let them know. Mr. Allan stopped cutting trees this past October. Mr. Coppola asked the name of the neighbor who helped him cut down the trees and Mr. Allan stated that it was Mr. Dakota, who is the same person who filed a complaint. Chairman Mossey asked what it looked like. Mr. Coppola stated that it looked to be about ½ acre. Mr. Allan stated that it was not quite that much as his whole plot is only ½ an acre. Mr. Allan stated that it was mostly Hemlock that was cut down. Mr. Allan said that there was a dead tree standing that he would like to cut. Chairman Mossey stated that Mr. Allan needs to call the office and have someone from Conservation come out to look at it before he cuts. Mr. Allan stated that he would like to know where exactly the wetland area on his property is. Mr. Larson suggested that Mr. Allan get a copy of the septic system plans because it could show where the wetlands are. Mr. Larson also suggested that Mr. Allan ask the engineer who designed the septic where the wetlands are in relation to his house. Mr. Coppola asked what Mr. Allan was building on his property. Mr.

Allan stated that he was putting a shed to store fire wood and put his motorcycle in it. The Conservation suggested that he get a hold of the Building Department to make sure everything is done correctly. Chairman Mossey reiterated that Mr. Allan needs to check with Conservation before he cuts anything else. The Conservation Commission thanked Mr. Allan for coming in.

Land Tech, Inc:

Andrea Tavares from Land Tech is working with Clean Energy Collective to put a solar farm on Old Westminster Road. This company approach homeowners who don't want solar panels on their roof but still want solar energy. This company has people sign on with the collective and essentially a certain number of panels are offset to you. Currently the company is looking to show the Commission the project and see what they allow or don't allow in the 50 foot buffer zone. Ms. Tavares is looking at two lots and only develop one of them right now. There is a pond on one of the lots and they have been in touch with Jeff Lacey with DCR. Mr. Lacey explained the rules to her. Ms. Tavares said the only access onto this site is on a 24 foot wide piece of land between the 200 foot watershed zone and the property line. Ms. Tavares showed the Commission where they are looking to clear. It'll be a 4 ½ acre area contained with a chainlink fence. The company would clear all trees and stumps. Mr. Therrien asked that if they did selective cutting as Ms. Tavares suggested, that she talk to the Commission and show them what they are planning to do before they do it. Ms. Tavares assured the Commission that they would work closely together to make sure they are in compliance with the Commission. Discussion ensued regarding access to property, cutting of trees, weekly visits from engineer and someone from Conservation for monitoring purposes. Ms. Tavares said that there would be erosion controls in place. Ms. Tavares assured the Commission that she and the company she represents will work closely with the Commission.

9 Birches Road:

Mr. Bruley received a cease and desist from the Conservation Commission along with a letter requesting he be present at tonight's meeting. Mr. Bruley is not in attendance, but Chairman Mossey asked Mr. Coppola to update the Commission on the site visit. Mr. Coppola stated that Mr. Bruley has been filling the buffer zone to the wetlands. There was never any silt barriers put up. A Cease and Desist order was given. The only work that could be done was to put a silt fence in place and then he was asked to come in tonight. Mr. Bruley has been pulling up trees. The neighbor thinks he is also pulling trees off of her property as well. Mr. Coppola thinks a surveyor may need to be called to look at property lines. Mr. Bruley wants to bring loom in and dress it up and pull a couple of trees that have died off. Chairman Mossey requested that we contact Mr. Bruley again to have him come to the next meeting and tell him it is imperative that we speak to him. Toni will get message to Mr. Bruley.

Country Hen:

Mr. Votruba came before the Commission to let them know he is submitting a NOI for Luberski, Inc also known as The Country Hen. Mr. Votruba brought in a site map so the Commission could see where they would like to build some chicken houses/barns. Mr. Votruba brought in the NOI to be filed in the office. Mr. Votruba asked if one of the members would like to walk the land. Mr. Coppola asked if the land was already flagged for where they plan to build, etc and Mr. Votruba stated that it is all flagged. Mr. Votruba stated that it is for agricultural use only and plans on using gravel for any roads. Mr. Votruba also stated that the land in question is a hay field. Mr. Coppola plans on walking the area with Mr. Votruba on Wednesday July 8, 2015.

Jassy Bratko:

Jassy Bratko came before the Commission to let them know she plans on submitting the grant application for purchasing the land on Mt. Jefferson on July 16th and needs all the signatures of Conservation Commission members in order to send it in. Mrs. Bratko doesn't have the proposal yet so was unable to have it completely filled out. Mr. Mossey said there is no problem signing it as long as we get a copy of the grant and are able to look it over before it is sent in. The members will sign the page and leave it at the office and wait for the filled out copy. Mrs. Bratko will come in with the grant and get the signature page.

57 Grimes Road:

DCR representative Jennifer Howald came before the board to let them know that she received complaints regarding 57 Grimes Road. Jen walked the neighbor's property which was actually across the pond but used binoculars to look and see a small cement mixer there. Mr. Coppola of the Conservation Commission did go look at it as well and saw that there was cement poured and spoke with the home owner. Mr. Coppola had asked that the Building Department look into if he pulled an electrical permit as he is putting electricity down by the water. Mr. Coppola saw that there were trees cut down but feels they were cut three years or more ago. Mr. Coppola said he did not see any concrete in the water at all.

Motion: Tony Coppola

Second: Tom Larson

Motion made to adjourn at 8:11 pm with no further discussion. All in favor.

Approved:  Date: 8-5-2015

