

**Hubbardston Conservation Commission Minutes**

**August 5, 2015**

**Library Basement**

Meeting called to order at 7:00 p.m. in the Hubbardston Library Conference Room located in the Library Basement.

Present: Steve Mossey, Tom Larson, Tony Coppola, Rick Green

Absent: Larry Therrien

Guests: Jennifer Howald, Richard & Jan Michaud, Lisa Ferro, Troy Casey, Larry Miller, Charles Puccelli, Julian Votruba, Bob Beauregard, Terri & Lance Longtine, Danielle Taylor, William Murray, Susan Raines

**Motion: Tom Larson**

**Second: Tony Coppola**

Motion was made to approve the July 1, 2015 minutes with no corrections. All in favor. Motion carried.

**First Order of Business:**

Tom Larson, member of the Conservation Commission, abstained from any discussion with Country Hen as Mr. Larson has done work for them. Mr. Larson excused himself from the table. Julian Votruba, from New England Environmental Design, began his presentation on behalf of the Country Hen. Mr. Votruba presented a site plan for the property off of Williamsville Road. This is a 29.6 acre site consisting of a gentle slope and hayfields. There are some wetlands present. The Country Hen is proposing to build three barns for agricultural use. The barns will be for chicken housing for egg production. There is also a gravel access road being proposed which will come off of Williamsville Road. There will be erosion control for all the wetlands in the area. There are no DCR zones, no habitat zones and it's a very similar project as what is across the street. The runoff will be handled off the roofs with a gravel stone ditch along the drip edge to catch the rain water off the roof. The barns will follow the grade of the land. The barns are going to be single story with 10 ft. ceilings. Each barn will house 20,000 birds each for a total of 60,000. Susan Raines asked what would become of the waste produced. Bob Beauregard said it would work the same way as it does now which is trucked out by the gravel driveway. The driveway will be wide enough for two trucks to go by at the same time. Mr. Beauregard stated that trucks will pick up the eggs once a day. There will be feed trucks coming in as well. The barns are to have radiant heat for the floors which will dry the manure which will control odor and flies. This facility will be equipped with state of the art equipment and

inspected by the FDA. The Country Hen must maintain a written program with the FDA. The Country Hen has to monitor for flies and rodents and are held accountable by the FDA.

A question was asked concerning offering fly control to the neighbors. Mr. Beauregard stated that he is unaware of any fly problems. Mr. Beauregard stated that three to five years ago they brought an entomologist in when there was a fly problem. The entomologist researched the area and found the fly problem was actually coming from across the street at a horse farm. Mr. Beauregard stated that because the plan is to have radiant heating and keep the temperature of the barns 75 to 80 degrees, there should be no fly problems but if there is he is willing to do what it takes to keep the fly population down and encourages the neighbors to come in and talk with him if there are any problems or concerns. There is a biosecurity situation right now because of the avian flu. The fall migratory season has a strong potential for the avian flu. This is why you will see trucks stopping to get sprayed so there is no contamination coming onto the farm.

Charles Puccelli asked about the water being used. Mr. Beauregard stated that the Country Hen has put in a 10,000 gallon containment tank and Moschetti & Sons comes in every 3 to 4 days and pumps the containment tank. The Country Hen uses well water to clean and give chickens water. They are hoping to only have one well. Country Hen currently has monitoring wells around the property to allow the State and Feds to come in and test the water to make sure they are in compliance as they are on the watershed for the Boston water supply.

Jen Howald from DCR, raised a question about the storm water calculations. These calculations are needed for this project and for the DEP. Julian Votruba stated that they are doing the same thing as what is across the street but is happy to get the storm water calculations in to the Board. Ms. Howald stated that the state owns the property to the left and Mr. Votruba stated that they are not altering one square foot of any wetlands on this property. The Conservation Commission has a 50 foot no touch, no build but here are exceptions. The DEP can overrule this depending on the conditions. Chairman Mossey stated that the property in question has been walked by three members of the board and there are no slope issues, it's basically pasture. Mr. Mossey stated that he feels what the Country Hen is doing for catching the rain water is adequate. Charles Puccelli asked if there will be some sort of monitoring for the grass area that they are proposing for the runoff of the rainwater. Mr. Puccelli is concerned about the water coming onto the property of some of the neighbors and ruining their property. Mr. Beauregard stated that there are stone walls all over the property back there and stone walls are not built in wetlands. The Country Hen has no intention of destroying the wetland. There is a buffer around the perimeter to prevent any damage. The buildings are being designed with the grade of the land. Lisa Farro asked what they were using to spray the trucks. Mr.

Beauregard stated that they were using a totally green disinfectant. Ms. Farro also asked about the spraying affecting traffic. Mr. Beauregard stated that they plan on having the gate to the farm on this side of the road in further to prevent the trucks from blocking traffic. There may be traffic in the beginning due to construction, but they don't foresee a problem with it. Bill Murray asked if the pond on the property could be made into a fire pond as it is an exemption to the wetlands protection act and would probably be beneficial to all involved. Mr. Beauregard and Mr. Votruba thought it was a good idea.

Chairman Mossey stated that he would like to continue this discussion for September 2, as we will require storm water calculations and if the project does get approved then he would like to have an engineer monitor it weekly and if there is any major rain in the forecast that it would be monitored during construction.

**Motion: Tony Coppola**

**Second: Rick Green**

**Motion made to continue the NOI until September 2, 2015 at 7:00p.m with storm water calculations and the storm water quality report. All in favor. Motion carries.**

Mr. Larson rejoined the meeting.

**Seaboard Solar:**

Danielle Taylor came before the board for an NOI in response to Enforcement Order as well as approval of the replanting mitigation plan for unauthorized tree removal within a bordering vegetated wetland resource area. Bill Murray went through the amended Order of Conditions with Danielle Taylor who is representing Seaboard Solar whose name change is now TGC Hubbardston, LLC. There is a condition stating that they need to file the Order of Conditions at the Worcester County Registry of Deeds within 30 days. Failure to do that will render this Order null and void and applicant/owner shall have to re-file for the above project. Mr. Murray went over the rest of the conditions on page 1-5 in the back of the Order. The Certificate of Compliance cannot be made until two years have elapsed. Because this is an amended order it doesn't extend the original Order of Conditions date which is three years from when originally filed in 2013. The extension must be filed one month before it expires. The sedimentation controls must be maintained. Environmental professional must maintain site and be responsible for the project and site. No additional tree clearing is allowed except for emergency situations and if that happens, they must notify and come before the board. Everything stated here is in the Amended Order of Conditions as well as more conditions. The Conservation Commission has the right to enter on the property. TGC Hubbardston is required to notify the Board if their expert is on site so that we can go and visit the site as well. Tony Coppola has done the walk through on this site and he feels he would like to go visit the

property and see how things look. Mr. Murray stated that Mr. Coppola is able to go on the property as it is stated in the Wetlands Protection Act.

**Motion: Tony Coppola**

**Second: Tom Larson**

**Motion made to accept the Amended Order of Conditions with changes stated to allow the Conservation Commission authority to go on the site as needed as well as all the conditions set in place by Mr. Murray. All in favor. Motion carries.**

**Motion: Steve Mossey**

**Second: Rick Green**

**Motion made to have Bill Murray from Places Associates, Inc., be here for the next meeting and review the Storm Water Calculations and Storm Water Quality. Also, to have Mr. Murray look over the plans and review the constructability of the proposed project. Mr. Murray accepts. 3 in Favor, 1 abstained. Motion Carries.**

#### **9 Birches Road:**

Dan Bruley of 9 Birches Road sent in a letter with pictures of the work he has done since Tony Coppola went to the property to see the work. Mr. Coppola had concerns in the beginning and a cease and desist was issued. Mr. Bruley then stopped the work in order to bring the work area up to code. Mr. Bruley then installed two separate layers of fence. The first fence runs across the back corner of 7 Birches onto his property where the washout concerns were most prevalent. There are hay bales along the length of this fence to strengthen and ensure the fence does not fail. There is a second fence that runs down his property line and horseshoes across the area of concern and continues even further. There are also hay bales running along the length of the second fence as well. Mr. Bruley would like to loam and seed the property and no other work necessary near the wetland area. All seed would be placed above the silt fence. As of now, with the pictures included, Mr. Coppola said it looks much better than it did and he was planning on going to look at it again this week and determine if everything is set for him to loam and seed. Mr. Coppola will call the office and let us know his findings.

#### **Lions Club:**

The Lions Club has a facility request form for the use of Mt. Jefferson for the Haunted Hayride scheduled on Saturday October 24, 2015 from 12noon to 11p.m. Rain date will be Sunday October 25, 2015.

**Motion: Tony Coppola**

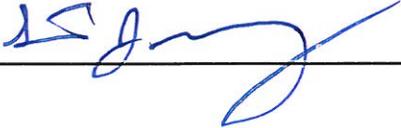
**Second: Tom Larson**

**Motion made to allow the Lions Club to use Mt. Jefferson for the Haunted Hayride on October 24<sup>th</sup> with the same conditions as the previous years and as long as we have insurance certificate sent to town. All in favor. Motion carries.**

Motion: Tony Coppola

Second: Tom Larson

Motion made to adjourn at 8:26 pm with no further discussion. All in favor.

Approved:  Date: 10/9/15

