

**Dracut Conservation Commission
Minutes of October 19, 2016
Town Hall**

Commissioners Present: Victor Olson, James Jendro, John Hassan, Stephen Graham, Fred Spicer, Conservation Agent Lori Cahill and Recording Secretary Cyndy Alexander

Commissioners Absent: Michele Grenier

Opened the meeting at 7:00 p.m.

Approval of Minutes: For Minutes dated October 5, 2016 a Motion to approve by Mr. Hassan. Motion seconded by Mr. Graham. Motion passed unanimously.

Correspondence pertinent to tonight's meeting:

- DEP Comments – None

7:05 Public Hearing: RDA: 15 Demitri Circle Ms. Maureen Herald of Norse Environmental Services on behalf of Brian Lussier of Rainbow Builders, is proposing to construct a portion of a dwelling, deck, driveway and grading within 100 feet of a Bordering Vegetated Wetland. Ms. Herald states the house would be 96 feet away from the BVW, the driveway would be 52 feet away and there would be 2600 of impervious area for the driveway. The plan does show Berntsen Markers H44 and H45 and also shows erosion controls. There are no wetlands on the property except for a corner at Marker H47. A Motion was made by Mr. Hassan to issue a Negative 3. Mr. Graham seconded the Motion. Motion passed unanimously. A Motion was made by Mr. Hassan to close the Public Hearing. The Motion was seconded by Mr. Graham. Motion passed unanimously.

7:10pm Public Hearing: RDA Amendment: 104 Clement Road Mr. Joseph Mason requesting to amend an existing RDA; proposes to clear brush approximately 35 feet from the wetland to grow grass and put up a fence and a pool. He will not be taking any trees down or change contours. The original RDA is still in effect, which was to construct a driveway and deck, however, a pool was not included in that original RDA. Mr. Jendro believes this should be a Notice of Intent so as to issue special conditions such as signage, silt fencing between existing stone wall and proposed chain link fence as well as conditions on the proposed pool. Motion to deny amendment request by Mr. Hassan. Motion seconded by Mr. Graham. Motion passed unanimously. Motion made by Mr. Hassan to close the public hearing. Motion seconded by Mr. Graham. Motion passed unanimously.

Mr. Hassan made a Motion to take number 7 of the Agenda out of order. Mr. Jendro seconded the Motion. Motion passed unanimously.

7:15pm Public Hearing: NOI: Shelton St Extension #145- pending Mr. Kenneth Lania of Cornerstone Land Associates on behalf of Mr. Abreu of Abreu Construction, is proposing a 300 foot extension of Shelton Street within 100 feet of a Bordering Vegetated Wetland. Mr. Lania met with Town Engineer, Mr. Mark Hamel about this project to extend Shelton Street 300 feet and upgrade existing paper street right of way for Shelton Street. Mr. Hamel reviewed the actual roadway and the design. The extension would be 300 feet off of Montaup Avenue and the end of it would touch the edge of the Buffer Zone. Drainage would be handled with the angle pitching back towards Montaup Avenue. The drainage structure would be installed at the intersection of Montaup Avenue and Shelton Street Extension. This is a grandfathered lot. Mr. Jendro pointed

out there was no legend for the erosion controls. Mr. Lania said he would provide that. Ms. Cahill asked who would plow snow from the road and where would it be deposited. Mr. Lania said that would be up to the DPW. Ms. Cahill suggested he have a discussion with the DPW Director regarding snow removal. Mr. Lania met with a representative of the Fire Department and the plan is providing a fire truck turn-around which is a restricted easement only for use as safety access which was approved by the Fire Department. Ms. Gail Lach of 49 Fox Avenue, Dracut asked to be heard. Ms. Lach also owns 25 Shelton Street. Ms. Lach explained that there is an existing issue with water backing up into her cellar when the existing drainage areas are not maintained properly. Her concern is more run-off onto her property and not enough drainage. Mr. Lania has verified there are currently 12" drainage pipes that run from catch basin, to catch basin to catch basin and they are sufficient for run off. Mr. Olson said he would want to see a new catch basin with sump tied into the main line and with a manhole that can be cleaned out. Mr. Lania states there is not enough room to do a catch basin with a manhole. Mr. Olson states he wants a sump in the system they install so as not to add to an existing problem of water backing up. Mr. Jendro asked Mr. Lania to confirm this project would not add to Ms. Lach's concerns nor would it make it any better. Mr. Lania agreed. Mr. Olson wants Mr. Lania to have a discussion with Mr. Hamel and the DPW Director about a drain line being installed at an elevation around 148' on Shelton Street to provide relief and also to get some drainage calculations and to review the low spot that sits above the wetland area. Mr. Olson wants to see a detail of the catch basin to be added and drainage calculations. Original sub-division from the Registry of Deeds, Plan 47, and page 13 dated 7/13/1925. Mr. Olson states he wants to see the plans with just the roads on it. Motion made to continue to December 7, 2016 meeting by Mr. Hassan. Motion seconded by Mr. Graham. Motion passed unanimously.

7:20pm Public Hearing: NOI: 37 Shelton Street #145-pending Mr. Kenneth Lania of Cornerstone Land Associates on behalf of Mr. Abreu of Abreu Construction is proposing to construct a single family dwelling with associated grading and utilities within 100 feet of a Bordering Vegetated Wetland once the Shelton Street Extension is approved and constructed. The house will be built 80 feet from the BVW, driveway at 52 feet and will be providing appropriate erosion controls during construction. Mr. Olson has a concern regarding snow removal as discussed above with the Extension request. The proposed driveway comes right into the dead end and the board does not want snow pushed into the Buffer Zone and does want access for the homeowner. A deck is not currently proposed but if it is requested it would be outside of the Buffer Zone unless the footprint changes. Motion to continue to December 7, 2016 meeting by Mr. Hassan. Motion seconded by Mr. Graham. Motion passed unanimously.

Insignificant Change: 79 Old Pasture Road #145-1028 Ms. Maureen Herald of Norse Environmental Services on behalf of Brian Lussier is proposing an insignificant change to the existing filing. The changes are being requested as Mr. Lussier has found a buyer for the property and the buyer has requested some changes to be made. As a result of the changes the driveway will be moved further away from the wetland area. The house design has also changed slightly. A Motion was made by Mr. Hassan to accept the changes. The Motion was seconded by Mr. Graham. Mr. Jendro: for discussion, these changes are based on Plan dated September 20, 2016. Motion passed unanimously.

Old Business: None

New Business: None

Informal Discussion:

- Standard Conditions Boilerplate Update. Not all board members have reviewed the previous edits as yet. This discussion will be continued at the next scheduled Conservation Meeting.

Adjourn: Motion made by Mr. Graham to adjourn. Motion seconded by Mr. Jendro. Motion passed unanimously.

Signings:

Next meetings scheduled are: Wednesday, December 7, 2016 at Town Hall.

Meeting adjourned at 8:20 p.m.



Victor Olson, Chairman



Stephen Graham



John Hassan

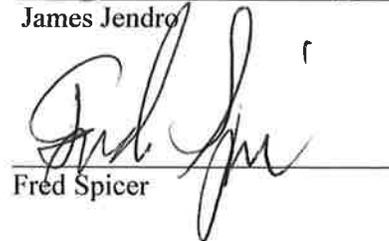


James Jendro

ABSENT



Michele Grenier



Fred Spicer

Cyndy Alexander
Recording Secretary