

**CONSERVATION COMMISSION
OCTOBER 22, 2002
MINUTES**

7:00 PM The meeting was called to order by Chairman Corwin.
Present were Corwin, Owen, O'Connor, Auman, Clements, Morrison.
Chace arrived 7:45 PM.

Request for Determination – Groton Electric Light Department

Clerk O'Connor read the public notice to consider the Request for Determination submitted by the Groton Electric Light Department to confirm wetlands on Station Avenue on Assessors' Lot 113/56 for the Station Avenue Redevelopment Plan.

Doris Chojnowski, Manager of GELD and Michelle Collette, member of the Station Avenue Redevelopment Committee were present.

Mrs. Chojnowski explained that it was part of the Master Plan to convert this area for small business if GELD ever vacated this site. GELD plans to move to Sandy Pond as part of the proposed development. They won't sell to a developer and want to make sure the wishes of the townspeople are met. She wanted to know if there is a "show-stopper" with the Conservation Commission before they move on to make plans.

Mrs. Collette said if there is concern for the level of activity in the buffer zone, the Commission may consider the site today in an altered state. It is not in a natural state. This project is for public benefit and associated with activities along the Rail Trail.

Member Auman said an increase of the level of disturbance would be of a concern.

Mrs. Collette said a NOI would be required for all work in the buffer zone per the WPA and Groton Bylaw.

Member Clements asked what would happen to May & Hally and Buckingham Bus Co. He had concerns with contamination on site.

Mrs. Chojnowski said they are working on a feasibility study grant with the Board of Selectmen, should those companies move out. The previous GELD manager Roger Beeltje had the water tested and it came out clean.

Members had no problem as long as the new work didn't go any further in the wetland.

Mrs. Collette said it was for public good and the bylaw refers to issuing an OOC if it will result in a public benefit.

Chairman Corwin said she feels the public greater good is for habitat.

Vice chairman Owen moved to issue a positive determination and any work will require the filing of a NOI. The motion was seconded and passed unanimously.

Discussion – Robert Kiley – Lowell Road Driveway at Baddacook Pond – 169-681

Mr. Kiley was present to speak to the members about leaving some trees in the replication area for the driveway construction on Lowell Road.

The members agreed that this will be all right as long as the square footage will not be decreased.

Mr. Kiley also wants to install telephone poles along the driveway.

He will submit a plan showing any alteration to the plan.

The members want to be sure that the full replication is accomplished.

Discussion – Scott Wilson – 154 Lowell Road

Mr. Wilson wants to do some landscaping around his house and create a walkway for his elderly mother-in-law. The path would be stonedust.

The members agreed that it could be done since the area (80 ft from wetland) is already landscaped and it is an exempt minor activity.

7:50 PM Public Hearing – Ames Meadows – Rules and Regulations

The Commission was holding a public hearing to discuss adopting rules and regulations for Ames Meadows Conservation Land, along the Nashua River, behind the houses on Whartons Row.

The neighbors had concerns with motorized vehicles and hunters leaving the Town Forest and traveling onto the conservation parcel.

The area is currently being hayed by Christopher Shattuck, a farmer, but there is an area for a trail.

The neighbors were in attendance and expressed their concerns with the motorized vehicles and hunters but had no problem with snowmobiles as long as they were there during daylight hours.

Member Auman moved to not allow motorized vehicles except for snowmobiles and agriculture use for maintenance of land.

Vice chairman Owen moved to amend the motion to add for maintenance and from dawn to dusk.

Clerk O'Connor moved to limit vehicles to snowmobiles and to agriculture use as seasonally appropriate, in the case of recreation vehicles, from dawn to dusk, and maintenance.

The final motion was seconded and passed unanimously.

Member Morrison moved to ban hunting on the Ames Meadows Conservation Commission property. The motion was seconded and passed unanimously.

The neighbors will help put up signs.

Discussion – Groton Hills Access to Sawtelle Land

Some hunters came into the CC office to ask if they would be allowed to access the Sawtelle land to hunt and carry their weapons across Groton Hills CC land where hunting is banned.

The members said they could walk across Groton Hills to get to Sawtelle, but could not hunt on Groton Hills.

The men asking for permission will be notified of this decision.

It was also mentioned that no hunting and no motorized vehicles signs were mistakenly placed on the Torrey CC Land.

The Commission has not set rules and regs for that parcel.

Amending Bylaw to Address Grading in 100 Ft Buffer Zone

Member Chace will spearhead writing an amendment to the bylaw to address grading in the 100 ft bz.

COC – USPS – 84 Boston Road – 169-533

Member Morrison moved to issue a Certificate of Compliance to the United States Postal Service for the construction of the post office at 84 Boston Road. The motion was seconded and passed unanimously.

Committee to Mark Trails

Member Auman reported that he met with the Planning Board to discuss requiring developers of new subdivisions to mark trails when the subdivision is built and the Planning Board was receptive to the idea. He will be working with Michelle Collette and the Trails Committee to draft language.

They also discussed the problem of finding bounds on properties. What does the CC want the Planning Board to require of the developer?

It was suggested to put a marker every 300 ft, every corner, every significant break in slope and every change in site line.

Vice chairman Owen will work on language with a copy going to the Trails Committee for feedback.

Extension of OOC for Gibbet Hill – 169-684

Member Morrison moved to issue a three year extension to Gibbet Hill Farm, LLC for DEP #169-684. The motion was seconded and passed unanimously.

Extension of OOC for Thompson Mill Pond – 169-697

Member Morrison moved to an extension for one year to Town of Groton for the dredging of Thompson Mill Pond, for DEP #169-697. The motion was seconded and passed unanimously.

Letter to BOS to seek funding for repair of West Groton Dam

Member Clements moved to have the Conservation Commission send a letter to the Board of Selectmen recommending the dam be repaired on the Squannacook River in West Groton and to seek funding from the State for the work to be accomplished. The motion was seconded and failed 1 yes (Clements) 1 abstention (Owen) and 5 no.

COC – Nasoba Homes, Inc. - Lot 2 Wyman Road – 169-690

Member Morrison moved to issue a three year extension to Nashoba Homes, Inc. for Lot 2 Wyman Road, DEP # 169-

690. The motion was seconded and passed 6-1 (Chace abstained).

Minutes – Oct. 8, 2002

Member Morrison moved to accept the minutes of October 8, 2002. The motion was seconded and passed unanimously.

Comments to Planning Board – Hammerhead Lot on Angus Hills

The Commission reviewed the plan submitted by the Planning Board for comment, for the concept plan for Angus Hills – One Hammerhead Lot for Gibbet Hill Farm, LLC. The entire lot and driveway are outside the Buffet Zone. The Commission has no jurisdiction over this lot.

9:00 PM With no further business the meeting was adjourned.

Respectfully submitted,

Elizabeth A. Montgomery
Conservation Assistant