

GROTON CONSERVATION COMMISSION

Meeting Minutes

Tuesday, October 11, 2016

Chairman John Smigelski called the meeting to order at 7:00 p.m. with Peter Morrison (Vice Chairman), Bruce Easom, Marshall Giguere, Susan Black, Eileen McHugh, and Olin Lathrop (Clerk) present in the 2nd Floor meeting room. Conservation Administrator Takashi Tada was present. O. Lathrop read the public hearing/meeting notices at the indicated times.

7:00 p.m. – Discussion: Reedy Meadow Estates, Open Space Parcels (Parcel G)

Donald Black spoke on behalf of John Lorden, owner of the property shown as Parcel G on the subdivision plans for Reedy Meadow Estates. Mr. Black said Mr. Lorden retained ownership of Parcel G as a buffer to his house lot when he sold the residential subdivision project to the current developer, Peter Cricones. Parcel G consists of approximately 2 acres and is not a buildable lot.

Peter Cricones said the subdivision Special Permit issued by the Planning Board in 2006 requires Parcel G to be permanently protected via a Conservation Restriction or donation to the Conservation Commission, along with Parcels H and K. He previously offered to give all three open space parcels to the Commission, under the belief that he owned all three. He still wants to deed Parcels H and K to the Commission. He is now trying to work out an agreement with Mr. Lorden that will allow him to meet the Special Permit open space requirements without too much delay. He said Mr. Lorden has two options. One option is to agree to place a CR on Parcel G. The second option is to deed Parcel G to the Conservation Commission. Mr. Black said a third option is to request an amendment to the Planning Board's Special Permit to exclude Parcel G. This would require a Planning Board public hearing and approval vote.

Chairman Smigelski encouraged Mr. Cricones to work things out with Mr. Lorden first, then come back to the Commission. The Commission has no jurisdiction over the project. Mr. Black asked if Mr. Lorden could retain usage rights under a CR, such as timber harvesting. M. Giguere said it was possible for the landowner to retain certain usage rights under a CR. However, the CR process takes a long time.

7:20 p.m. – Public Hearing (cont'd): NOI, Sewer Connection, 116 Boston Road, MassDEP # not issued

Owner/Applicant: Dorothy Janes & Shane Grant
Representative: David Erickson, attorney

T. Tada provided an update. MassDEP received a copy of the NOI from the applicants, but he filing fee check has not cleared yet. MassDEP will issue a file number and comments after the check clears.

Upon a motion by B. Easom, seconded by S. Black, it was

VOTED: to continue the NOI public hearing for 116 Boston Road to 10/25/2016. The vote was unanimous.

Moving on to General Business – Invoices, the Commission approved payment of the following invoices:

- \$45.00 – for a legal notice in *The Groton Herald*.
- \$82.98 – to reimburse Paul Funch for brush mower gas and for supplies to repair the fence around the small field at McLains Woods.
- \$10.00 – for large format copying/scanning at J&S Business Products.

Taking up Meeting Minutes Approval, the Commission reviewed draft minutes from 7/26/2016.

Upon a motion by E. McHugh, seconded by S. Black, it was

VOTED: to approve the 7/26/2016 minutes as drafted. The vote was unanimous.

On the topic of General Business – Land Management, T. Tada reported Quintin Shea performed fall mowing at Knowles Siding (Whistle Post Lane) and Eliades (Smith Street/Old Ayer Road). Mr. Shea offered to return to Knowles Siding to cut down some of the woody vegetation growing on the slope of the retention basin. The Commission members agreed to take up Mr. Shea on the offer.

Moving on to Committee Updates, E. McHugh said the Earth Removal Stormwater Advisory Committee issued a stormwater permit for the proposed synthetic field at Groton-Dunstable Regional High School at their meeting last week. Next week they will open the public hearing for the Music Center at Indian Hill. They walked the site over the weekend.

B. Easom said the Community Preservation Committee unanimously recommended the out-of-cycle proposal by the Williams Barn Committee for barn foundation repairs. The state matching amount should be announced in the near future.

There being no further business, upon a motion by P. Morrison, seconded by S. Black, it was

VOTED: to adjourn the meeting. The vote was unanimous. The meeting was adjourned at 7:39 p.m.

Notes taken by Takashi Tada
Conservation Administrator

Exhibits on file at Conservation Commission Office:

1. NOI, 116 Boston Road, MassDEP # not issued
2. Meeting Minutes, 7/26/2016

Approved 11/7/2016