



Town of Groveland
Economic Development, Planning &
Conservation Department
Conservation Commission
183 Main St
Groveland, MA 01834

Michael Dempsey, Chair
Stephanie Bartelt, Vice Chair
Bill Formosi
Terry Grim
Fredrick O'Connor
Thomas Schaefer
Richard York

APPROVED 5-8-2024.

BOARD: Conservation Commission
MEETING DATE: **October 11, 2023**
MEETING PLACE: Town Hall and Zoom
TIME: 7:00 PM
COMMISSIONERS PRESENT: M. Dempsey, T. Grim, B. Formosi, S. Bartelt, R. York
COMMISSIONERS ABSENT: F. O'Connor, T. Schaefer
GUESTS: Bill Bryan, Brad Brook, Paul Bergman, Dan Wells, April Ferraro

TOWN OF GROVELAND
2024 MAY 15 AM 11:39
RECEIVED/PROCESSED

Note: Minutes are not a transcript; see the recorded meeting for verbatim information.

Pursuant to Chapter 20 of the Acts of 2021, "An Act Relative to Extending Certain COVID-19 Measures Adopted During the State of Emergency", extended by the Governor on March 30, 2023, which extended permission for boards and commissions to conduct remote meetings, the Planning Board conducted this meeting in a hybrid format.

CALL TO ORDER

Dempsey: Call the meeting of the Groveland Conservation Commission on Wednesday October 11, 2023.

MOTION: York motions to open the meeting. Grim seconds the motion. Voted all in favor, the motion passes.

Continued - 912 SALEM STREET – NOI for the construction of a 22,000 sq ft contractors yard/warehouse building and associated drainage structures within jurisdictional area.

MOTION: Bartelt motions to reopen the hearing for 912 Salem. Grim seconds the motion. Voted all in favor, the motion passes.

April Ferraro: We were looking at a progress print as the Commission had comments and suggestions at the last meeting, and TEC, the peer reviewer, will be reviewing these updated plans. We've moved the parking completely out of the 100-foot buffer, we've shrunk the building, a drive isle, and shifted everything over to the right. Now just drainage ponds and grading will be in the buffer zone. We will have a better picture in the next couple of weeks.

Grim: Do we still want a review for the delineation?

Bartelt: I would like one since we are dealing with a sensitive area.

Bill Bryan: The area that they are looking to disturb has been a garden for a significant amount of time.

Grim: I think we are capable of issuing these Order of Conditions without a peer reviewer since this is a type of project we are comfortable with.

Dempsey: We have the quotes in front of us, so we may as well make the vote.

MOTION: Dempsey motions to proceed with a peer review for a wetland delineation for the property. Grim seconds. Voting aye; Bartelt. Voting nay; Grim, Dempsey, Formosi, and York. The motion fails.

Dempsey: Can you tell us more about what NHESP is saying?

Dan Wells: We received a no adverse effect for the estimated habitat. It's also priority habitat which subject to the MESA, they issued a conditional no take, they listed three conditions for this consideration. A turtle protection plan, which would include a turtle fence during the work. The determination letter

must be recorded on the deed. And whatever the limit of work is must be delineated with markers which will be on the final plans.

MOTION: Grim motions to continue to November 8th to hear what TEC has to say about stormwater management. Formosi seconds the motion. Voted all in favor, the motion passes.

Grim recuses himself on the matter of 1 Manor Drive.

1 MANOR DRIVE – Seasonal Restriction Waiver Request

Paul Bergman: They are working as quickly as they can, but as the Commission doesn't meet again until after November 1, we are asking for this as a cautionary measure.

Dempsey: How much is the daily fee?

Agent: \$200 a day.

MOTION: Dempsey motions that we grant the owners of 1 Manor drive a 30-day waiver for external work on Building 2, to be closed out when the work is done and notifying us. Formosi seconds the motion. York has a friendly amendment to add the new second means of egress for the remaining buildings. Dempsey agrees. Voted all in favor, the motion passes. *No Grim.*

10 ASHCROFT CIRCLE – Certificate of Compliance Request

Agent: I went to the site this morning and they have achieved stabilization.

MOTION: Dempsey motions to approve the Certificate of Compliance for 10 Ashcroft Cir. Formosi seconds. Voted all in favor, the motion passes.

UPTACK RD CULVERT – Certificate of Compliance Request

Agent: This is not ready yet. The seed mix used was a bit patchy so the contractor will be going out and re-seeding.

MINUTES – Approval of June 14, 2023, meeting minutes.

Grim: There are two corrections that need to be made.

MOTION: Grim motions to accept with minor corrections. Formosi seconds the motion. Voting aye; Grim, Formosi, Dempsey. Bartelt and York abstain. The motion passes.

CONSERVATION AGENT UPDATE

Agent: In your meeting packet you have an email from Matt Waltermire, the construction superintendent at the PRSD project. He is asking for a waiver on the seasonal restriction so they can place the conservation markers. I was there last week, and the site is stabilized and they are going to be removing the erosion controls.

MOTION: Grim makes a motion to give a waiver through November 30th to install granite wetland identification markers as part of the Order of Conditions. Bartelt seconds. Voted all in favor, the motion passes.

Agent: Other ongoing projects are going well, 0 Savory Ln, 0 Center St now 376 Center St, and 106 King St. and should all be out of the buffer zone and stabilized by November 1st.

OTHER ITEMS NOT REASONABLY ANTICIPATED AT TIME OF POSTING

Formosi: The 4th graders are going out to help clean up the trails and have a science class at Meadow Pond.

Brad Brooks: I'm here for the CoC for 10 Ashcroft Circle, we have a closing and I need it tonight.

Commission: We can sign it this evening.

NEXT MEETING – November 8th, 2024

ADJOURNMENT

MOTION: Grim makes a motion to adjourn. Bartelt seconds the motion. Voted all in favor, the motion passes unanimously.