

**Town of Webster
Conservation Commission
Minutes of the Meeting – Sept. 11, 2017**

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Attending: Commissioners – Richard Franas, Frederick Bock, Joe Kunkel, Beau Saad, Dave Audette and Michelle Sherillo

Staff –Mary Overholt, Conservation Agent

Absent:

Meeting called to order: 5:35 p.m.

Location: Basement Conference Room

Minutes

Mr. Audette motioned to approve the minutes from Minutes from 8/7 and 8/21 with the addition of Mr. Kunkel's comments to the 8/21 minutes. Mr. Saad second. Vote all in favor.

Request for Determination of Applicability

228 Killdeer Rd. - This project is for installing new siding on a house. The work had already started. The work on the lake side is on hold until approval. The dumpster is temporarily gone. The dumpster should be covered every evening. Other conditions are all debris should be removed, no debris in the resource, and using best practiced for cutting non-biodegradable materials. Mr. Audette motioned to issue a Negative Determination of Applicability for installing siding at 228 Killdeer. Mr. Bock second. Vote all in favor.

198 Killdeer Rd. – This project involves the installation of two decks and they would like to add some landscaping to the permit. The second deck they will hand dig posts and sonotubes. They should use best practices for cutting non-biodegradable materials. Other conditions should include: No debris in resource and all debris removed. As a part of the landscaping they should lower the soil level so that it is 3 inches below the retaining wall. They are also replacing a fence. Ms. Sherillo motioned to issue a Negative Determination of Applicability for 198 Killdeer. Mr. Saad second. Vote all in favor.

12 Henry Rd. – This application was for making deck repairs. Mr. Craig Levesque was representing the Suleskis. they are redoing the railings and replacing the cedar with trex. They will also replace the skirt boards which may be rotting as well. The Commission indicated that they should use best practices for cutting on-biodegradable materials. The contractor intends to remove all debris in his trailer. There should be no debris in the resource. Mr. Audette motioned to issue a Negative Determination of Applicability for repairing a deck at 12 Henry Rd. Mr. Bock second. Vote all in favor.

20 Bates Point Rd. – This application is for replacing wooden steps down to the dock. Although they had mentioned a fence on the application they will not be doing the fence. They should use best practices for cutting non-biodegradable materials and there should be no debris in the resource. Mr. Kunkel asked if the stairs will remain in the same footprint. They will be wider, and further from the water. Mr. Audette motioned to issue a Negative Determination of Applicability for installing steps at 20 Bates Point Rd. Ms. Sherillo second. Vote all in favor.

10 Reid Smith Cove Rd. – This could not be inspected during the Saturday site visits because of a propane tank leak. Mr. Saad was able to make a site visit today. The work is about 40-50 feet from the water. They will be replacing a deck and the footprint remains the same. There will be two new

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sonotubes, and the deck will be supported by an i-beam. The sonotubes will be dug by hand. The materials for the deck will be composite trex. Cutting of materials should be done with best practices. Other conditions are, no debris in resource and all construction debris to be removed. There were no other comments or concerns. Mr. Saad motioned to issue a Negative Determination of Applicability for replacing deck at 10 Reid Smith Cove Rd. Mr. Audette second. Vote all in favor.

Notice of Intent

21 Bayview Rd. – This project is for the tear down and construction of a single family house. Mr. Franas opened the public hearing. Mr. Burke would like to tear down the existing house and build a new one. The Commission is concerned about the ability of the property to drain. Storm water management should be added to the plans and also impervious calculations. There is a DEP number. Mr. Franas indicated that the Commission needs a new set of plans. They should add a cultec chamber to the plans. This hearing needs to be continued until Sept 25. Mr. Audette motioned continue the hearing until Sept. 25. Ms. Sherillo second. Vote all in favor.

43 Wakefield Ave.– Mr. Franas opened the public hearing for 43 Wakefield Ave. Mike from Guirre and Hanlon was representing the applicant. Mike explained that they would like to tear down the existing dwelling and construct a new 3 bedroom house. The house is on Webster lake. Erosion controls will extend along the property lines and along the retaining wall. The gravel driveway will be replaced with a paved driveway. New retaining walls will be added along the sides of the property. There will be four cultec chambers in the back yard in addition to the rain garden. The wall by the lake will remain the same. The new retaining walls are along the side lot lines. There will be no work on the resource side of the retaining wall. The impervious area calculations are as follows. The new impervious area is 2400 sq. ft. and the existing is 600 sq. ft. (The old is not indicated on the plans.) There were no comments from the public and no additional comments from the Commission. Ms. Sherillo motioned to close the hearing. Mr. Bock second. Vote all in favor.

Mr. Franas indicated that the standard residential conditions would apply. The finished grade has to be 3 inches below the top of the wall. Mr. Saad motioned to issue an Order of Conditions for 43 Wakefield Ave. with the standard conditions. Ms. Sherillo second. Vote all in favor. They need to get a variance for the 40 feet of frontage instead of 50 ft. They will go to zoning for that.

67 Bates Point Rd. – Ms. Overholt indicated that they do not have a DEP number so they have asked for a continuance until Sept. 25. Mr. Audette motioned to continue the hearing until Sept. 25. Mr. Bock second. Vote all in favor.

Discussion

50 West Point Rd. - They requested a Certificate of Compliance. Ms. Overholt visited the site and found that most things looked good, but that there were some issues with soil washing out where the gutter pipe emptied out. Also the straw wattles were still in place and holding back a large amount of dirt. The homeowner will place traprock below the pipe and remove the dirt behind the straw wattles and seed the area. The straw wattles will remain. The Commission will wait to issue a Certificate of Compliance until the work has been complete.

184 Sutton Rd. – The Sportman’s Club has requested a Certificate of Compliance for their work building a bridge and stabilizing the banks of a pond. Ms. Overholt inspected the site and found that everything

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looked fine. Mr. Saad motioned to issue a Certificate of Compliance for 184 Sutton Rd. DEP #323-924. Ms. Sherillo second. Vote all in favor

39 Loveland Rd. – The Commission received a complaint about the installation of a shed at the top of a steep bank next to a wetland. Fill was needed to make room for the shed. This work was done without a permit. The shed was too small to need a building permit. The homeowner was not aware that they needed a permit from Conservation. Ms. Overholt had tried to contact the homeowner about the issue but had no response so an Enforcement Order was issued. Mr. Audette motioned to ratify the Enforcement Order for the installation of a shed without a permit and for the fill which is going down into the wetland at 39 Loveland Rd. Ms. Sherillo second. Vote all in favor. The Commission will do a site visit.

The Commission discussed how the public can be better informed about when they need to file with Conservation. Perhaps the building inspector should have a check box on the sheet for building permits asking if you are you near a wetland.

33 Loveland - The Commission had earlier recommended that an Enforcement Order be issued to 33 Loveland for the cutting of brush and leaving it in the wetland. Mr. Saad motioned to ratify an Enforcement Order for 33 Loveland. Ms. Sherillo second. Vote all in favor.

The Commission has received a complaint about a tree cut across from 15 or 17 Loveland Rd. This will be scheduled for next round of site visits.

1 Lakeview Rd. – The Commission received a copy of a Chapt. 91 permit. For dock maintenance. They are required to send copies to the Commission. The Commission does not need to take any action. Ms. Overholt should ask the owner what he is doing since it is not clear on the application.

The Commission decided to meet Thursday Oct. 12 to get around the Columbus day holiday and Town Meeting on the 16th. The second October meeting will be Oct. 23.

2 Checkerberry Chapt 91 permit – The Commission considered whether the dock as an impediment to navigation. It goes out quite a bit but there is room to get around it. There are three illegal marinas operating now. Going through the narrows is difficult because of the trampoline that is there. Ms. Overholt had spoken with Mr. Graf from DEP and he indicated that since a bubbler was a structure you could probably require a Chapt. 91 permit for it.

Chairman Franas announced that he is stepping down from the Commission and Chairmanship. The Commission needs to find a new Chairmen and now two new members. Klarissa has written her letter to the selectmen requesting to join the board.

Lake discharges into Mill Brook – Paul LaFramboise explained the Lake discharges to the Commission. Glenn Krevosky has done a lot of work to clean up Millbrook. The water level in the brook has dropped way down at times. Mr. LaFramboise stated that the water has been released pretty steadily. The Lake level was set up by army corps in the late 60s and 70s. The only gates used are those in the lake. During the summer, the lake is 8 inches higher than in the winter. In the summer it is 4 -8 inches and in the winter 10 -12 inches. These levels were dictated by army corps. They also used Mill pond for fire protection when Cranston print was in operation. There is not a lot of choice in the releases because of trying to maintain a certain level in Webster Lake. The flow was stopped in August because the gates were inundated by beaver debris. Beavers are turning into a nuisance and problem with closing the gates.

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Beavers are becoming a big problem all around the Lake. The gates close so there will be a lower flow. It is pretty hard to buffer the flow. Last year the gates were closed all year long because of the drought. Webster Lake Preserve owns the gates and collects rent from Galaxy. Mr. LaFramboise is paid to regulate the water. Mr. Krevosky can call him to talk about buffering the flows. We do have the option of closing the mill pond gates again he thinks, which would provide a buffer. He would have to talk with the owners of Webster Lake Preserve. This may incur additional charges. All the gates were built in 1965-1970. Mr. Franas thanked Mr. LaFramboise for explaining this to the Commission. Mr. Kunkel suggested keeping this as an ongoing items.

37 Point Pleasant Oil leak – Ms. Overholt explained that there had been a household oil tank leak of 50-100 gallons into the ground. It is being cleaned up by CMG Environmental. The oil has not leached into the Lake but they are monitoring the situation. The work should be completed in a month.

Mr. Franas found a notice about a KLT Oil leak in the paper and wondered what they are going to do to clean up site. Ms. Overholt should get further information on this.

Laurelwood paving complaint – The office received a complaint about this work. It has not been paved yet. It is over 100 feet from the Lake so the Commission does not have jurisdiction.

108 Thompson Rd. – They would like to use calcium to control dust issues at the site. Mr. Franas was concerned because it can cause damage to plants and indicated that they should use water instead. Mr. Kunkel motioned that the contractor should not use calcium at 108 Thompson Rd. to keep down the dust. Mr. Audette second. Vote all in favor.

The Commission briefly discussed various polices such as marking where structures are going, and marking trees that are to be removed. The limit of work should be marked and the corners of the building should be marked.

The meeting was adjourned 7:38 pm.

Next Meeting Date: Sept. 25, 2017 Basement Conference Room

Documents

Resource Area Plan for 43 Wakefield Ave., Guerriere & Hanlon Inc, 8/10/17

Site Plan located in 21 Bay View Rd., Hub Survey Associates Inc. 9/12/2017

Respectfully submitted,
Mary Overholt
Conservation Agent

Conservation Commission Approval: Richard Franas Date: 9/25/17
Chairman