

## **Town of Ayer Conservation Commission**

Town Hall \* One Main Street \* Ayer, MA 01432 \* 978-772-8249 \* 978-772-8208 (fax)  
Minutes for **3/27/2014** – Approved 4/10/2014

Location: Ayer Town Hall, 1st Floor

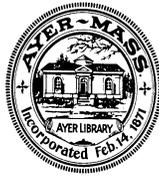
Members present: George Bacon (GB, Vice-Chair), Takashi Tada (TT), Lee Curtis (LC), Becky DaSilva-Conde (CA, Conservation Administrator), Jessica Gugino (JG, Clerk)

Not present: Bill Daniels (BD, Chair)

APAC taped: Yes

### **7:10 PM – Open Meeting**

- **Confirmation of Agenda**
  - A discussion of WPA regulation changes was postponed for a night when a full ConCom was in attendance.
  - TT moved to confirm the agenda as amended; LC 2<sup>nd</sup>.
    - Motion approved unanimously.
- **Meeting Minutes Approval**
  - TT moved to accept the minutes for 3/13/14 as written; LC 2<sup>nd</sup>.
    - Motion approved unanimously.
- **Announcements**
  - CPC will be holding a Public Hearing on 4/2/14 at 7 p.m. to consider ConCom's application for additional CPA funding of a comprehensive pond survey.
    - Related, JG said the ConCom and Pond & Dam Committee meeting with the BOS on 3/25 resulted in the BOS agreeing to place an article on the Warrant for Spring Town Meeting.
      - The warrant article will seek voter approval to transfer \$40,000 from free cash for the purpose of completing funding for the pond survey.
      - If the article does not pass, BOS members said they had the option of using UDAG funds for the same purpose.
- **Public Hearing (cont'd.): NOI – 17 Bligh Street, Randolph Realty, LLC (DEP #100-0370)**
  - CA reported that Peter Bemis, representing Randolph Realty, formally requested a continuation of the Public Hearing to 4/10/14 because of continuing snow cover.
    - Mr. Bemis requested, however, that ConCom, if possible, schedule its site walk for 4/5/14.
  - GB set a site walk for 9 a.m. on 4/5.
  - TT moved to continue the Public Hearing to 4/10/14; LC 2<sup>nd</sup>.
    - Motion approved unanimously.
- **Public Hearing: ANRAD – 37 Groton-Harvard Road, Karen Balchunas**
  - Eric Ryder was present to represent Ms. Balchunas.
    - The family, which has owned the property since the 1980s, plans to construct a single-family home.
    - Wetlands have been marked.
  - A site walk was scheduled for 9:30 a.m. on 4/5/14.



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- TT moved to continue the Public Hearing to 4/10; LC 2<sup>nd</sup>.
  - Motion approved unanimously.
- Mr. Ryder told CA that it was his understanding that a check to pay for the legal notice had been mailed to ConCom.
- **Public Hearing (cont'd.): NOI – Pingry Hill Subdivision, Phase V, Crabtree Development (DEP #100-0369)**
  - Because of continuing snow cover, a site walk could not be scheduled at this time.
  - TT moved to continue the Public Hearing to 4/10; LC 2<sup>nd</sup>.
    - Motion approved unanimously.
- **CA Updates**
  - New England Power Company
    - CA received a notice from N.E. Power Company stating they have restarted construction activity for pole replacement along transmission lines A-153 and A-161.
  - Pingry Hill
    - CA has begun receiving weekly construction updates as mandated by last year's OOCs.
    - CA also noted, re construction taking place on Hemlock, that with snow melt, a number of the lots now have unprotected and exposed soils.  
CA anticipated erosion control reports will now be getting longer, and that there will likely be a need for ConCom to request the use of additional filter fabric in places.
  - The Willows
    - CA has received revised plans from developer Mark O'Hagan.
    - Mr. O'Hagan will be arranging for Jesse Johnson, of David E. Ross Associates, to present revisions to ConCom.
- **Member Updates**
  - TT asked for a discussion of whether ConCom would consider giving approval for the establishment of a Conservation Fund whose sole purpose would be for land acquisition.
    - The Town of Groton has such a fund.
    - Such a fund would need to be set up by Town Meeting vote and be funded on a regular basis, possibly from CPA funds.
    - The difference between a Conservation Fund and going through CPC for an Open Space purchase is that a Fund would make a pool of money available for quick action if such was necessary.
  - JG said CPC was still waiting for the letter from Town Counsel addressing the crossing easement for Kohler Place.
- **7:41 PM – Adjourn Meeting**
  - JG moved to adjourn; LC 2<sup>nd</sup>.
    - Motion approved unanimously.