



PLANNING BOARD
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PLANNING BOARD MINUTES

April 2, 2010

Pond View Estates
14A Turtle Hill Rd.
Ayer, MA. 01432

PondView Estates Joint Site Visit

Date: 4/2/2010
Hill Rd)

Time: 10:00 – 11:00 am **Location:** PondView Estates (14A Turtle

Attendees:

PVEC Trustees – Chairman Tom Roy, Linn Flint, Louise Moncreaff; DPW Superintendent Dan Nason; Concom: Becky DeSilva-Conde; Planning Board: Chairman Peter Johnston, Sue Sullivan, Jennifer Gibbons, and Mark Fermanian.

Opening Discussion:

Review of the current situation including a pictorial review of the flooded/damaged culvert area and the Sunflower CT Detention Basin from last year's water back up. Also displayed was the Enforcement Order from Concom re: repairing the damaged culvert area and the DPW Letter regarding the Sunflower CT Basin non-compliance. A handout of the Trustee's current open issues was also given to the group for their review. Due to some conflicting appointments because of the latest rainfall and water problems, we had to shorten the meeting and went for a quick walk-thru of the Sunflower CT Basin and Culvert Pipe that is being blocked by Beavers causing the water to back up.

A brief discussion about the Operating & Maintenance manuals for the Basins and Turtle Nesting area was held and no one seems to have received or have knowledge of them being received from the Town. This can be discussed with Engineer Jeff Brem as the manuals are required to determine the maintenance schedule going forward.

Walk Thru:

The group viewed the Sunflower CT drainage Basin and Superintendent Nason discussed the problems and the steep embankment that leads to the Rose Lane Basin which requires a review by Mr Brem from Meisner-Brem.

Viewed the Culvert area that was partially repaired by Hicks Homes. It seems they repaired the damaged pipe and filled in the eroded areas with earth and crushed stone. Part of the repair by Hicks, it is believed, was to include cleaning out the excess erosion materials that have collected in the pipe however it appears that this was not done. The group, including Concom, is uncertain about the viability of the repair and Concom had requested an engineering assessment from Mr Brem that has not been completed to date. The group also discussed emergency vehicle access to the Walking Path/Access Road that leads from Loon Hill Rd over the culvert and to the opposite end by Shanklin Mfg. Further discussion with Fire Dept. (Chief Pedrazzi) is required but one suggestion would be to have emergency access come from the Shanklin entrance with turn-around capability at the entrance to the Turtle Nesting Area. From that point the path could become a walking path with the removal of the culvert pipe, possibly widening the water flow with cement inserts, and putting a foot bridge over the newly created opening. This would most allow the water to flow properly, reduce or eliminate the beaver damaging problem and allow the drainage basin to operate more efficiently.

During the walk-thru, Becky pointed out ConCom concerns (ie: Silt Fence removal, Eng. assessment of Culvert, Cert. of Compliance) and indicated that these have all been communicated to Hicks Homes, Inc, Attorney Alphen and Mr Brem previously.

Note:

The PVEC Trustees were very appreciative with the responsiveness of the Town Departments thus far. It was unfortunate that the TA and Engineer Mr Brem could not attend but it was mutually agreed that the next important step was to meet with Engineer Jeff Brem to fully define the problem areas and begin working on getting quotes for the upcoming re-construction or repair work. A meeting will be set up with Mr Brem as soon as possible.

Next Steps:

1. Tom to contact Engineer Jeff Brem of Meisner-Brem to meet with DPW, PB and Conscom hopefully next Tues at 2:30pm at 14A Turtle Hill Rd (Tom's House) to review the latest "As Built" plans, discuss the open issues and determine next steps (including quoting Basin re-construction or repair cost).
2. Tom to contact Beaver Solutions to provide an update on the culvert and discuss their timetable for implementing a Beaver diversion plan. This will be after the meeting with Jeff Brem.