



# Town of Ashland

MASSACHUSETTS

MEETING MINUTES  
ASHLAND CONSERVATION COMMISSION  
June 8, 2020

1  
2 Present: Gene Crouch (Chair)  
3 William Moulton (Vice Chair)  
4 Carl Hakansson  
5 Cathy Van Lancker  
6 K.G. Narayana  
7 Greg Wands  
8 Gabriel Toledo  
9  
10 Maeghan Dos Anjos (Agent)  
11  
12 Absent: Greg Wands  
13

14 **Meeting held by Zoom**  
15 **Call to order: 7:23 P.M.**

17 **7:28 Minor Plan Change, 95-936, Terrence McDonough, Lot 4, Harrington Drive, Gas**  
18 **Installation**

19 Mr. Terrence McDonough (Owner/Applicant) was present for the meeting.  
20

21 The Agent explained that the minor plan change is for the installation of a gas line, and an  
22 electrical line to connect to the house. Mr. Crouch asked about the size of the trench. Mr.  
23 McDonough said that it would be two feet wide, and at least four feet deep. The Commission  
24 asked about the installation of the water line as well. Mr. McDonough explained that it will  
25 have to be coordinated together. Mr. Crouch asked if he was just creating the trench so that the  
26 utilities will then be installed by another party. Mr. McDonough confirmed this.  
27

28 Mr. Crouch asked about stock piling. Mr. McDonough said that he imagines that they will do  
29 one trench one week, and then alternate to the next trench. Mr. Narayana asked if the trenches  
30 will be closed overnight. Mr. McDonough confirmed that they would be. Mr. Narayana said  
31 that he would not want any animals to get stuck in there.  
32

33 Ms. Van Lancker asked if the water line was previously approved. Mr. McDonough confirmed  
34 that it was. Mr. Toledo asked if the waiver was already issued.  
35

36 Ms. Van Lancker made a motion, seconded by Mr. Narayana to accept the minor plan change.  
37 Motion passed 6-0-0. (Roll Call Vote: CH, KG, GT, CVL, WM, and GC).  
38

39 **7:40 Request for COC, 95-776, Tariq Fayyad, 36 Shadow Creek Lane, single family**  
40 **home, partial release**

41 Mr. Mitch Maslanka (Goddard Consulting, Representative) was present for the discussion.  
42

43 The Agent stated that the unit was out of the jurisdiction of the Commission, and that the OOC  
44 was required as an after-the-fact permit. The previous OOC had expired and work was still  
45 necessary. An EO was issued for final site grading work that took place after the OOC had  
46 expired.

47  
48 The Agent spoke to the Commission of the standard deed recording language speaking to  
49 wetland resource areas on site, and the use of fertilizers, and asked if it was required on the  
50 deed of the property. The Commission said that it was not required as it is out of their  
51 jurisdiction.

52  
53 Ms. Van Lancker, made a motion, seconded by Mr. Toledo to issue a Partial COC. Motion  
54 passed 6-0-0. (Roll call vote: CH, KN, GT, CVL, WM, and GC).

55  
56 **7:53 NOI, 95-941, Megunko-Cherry Realty Trust, 107-111 Cherry Street, parking lot**  
57 **improvements (continued from 5/1/2020 and continuing to 6/22/2020)**

58 The Commission had received a request to continue the hearing from the applicant's  
59 representative.

60  
61 Mr. Narayana, made a motion, seconded by Ms. Van Lancker, to continue the hearing to June  
62 22, 2020. Motion passed 6-0-0. (Roll Call vote: CH, KN, GT, CVL, WM, and GC).

63  
64 **7:54 Request for COC, 95-923, John Dudley, 60 Pleasant Street, site redevelopment**

65 The Agent explained that materials did not come in on time and that this is tabled.

66  
67 Mr. Hakansson said that Mr. Toledo and he went onto the site. Mr. Moulton said that he took  
68 the complaint from DEP and explained the layout of the stormwater system on the site. Mr.  
69 Hakansson explained that there is a berm there, but it does not run the whole way, and that it  
70 should connect to the dumpster pad. Mr. Hakansson said that the Agent should speak to Mr.  
71 Dudley about extending the berm.

72  
73 **8:02 SMPs, Agapito Feliciano, 1, 2, 3, 4, 5, 6, and 7 Burnham Circle, single family**  
74 **homes**

75 Mr. Agapito Feliciano (Applicant/Owner) and Mr. Vito Colonna (Connorstone Engineering,  
76 representative) were present for the hearing.

77  
78 Mr. Colonna stated that the permits are submitted for seven lots. Each lot will have a single  
79 family home, and a septic to the rear. The homes will be on well as there is no water service in  
80 the road. Each property will have roof drains and drywells. Mr. Colonna stated that all of the  
81 sites will have erosion controls installed.

82  
83 Mr. Crouch asked if all of the lots are the same. Mr. Colonna confirmed that they are, but that  
84 only a few of the lots will have the drywell (Lots 9 and 5). Mr. Colonna mentioned that there  
85 is some overcapacity in the basin, and they are trying to redirect some of the flow. The  
86 stormwater from Lots 13 and 12 will go into the road. The stormwater from Lots 10 and 11  
87 will overland flow.

88

89 Mr. Colonna said that the septic system, and the wells were approved by the Board of Health.  
90 Mr. Colonna said that the roadway is currently under construction. The Agent said that there  
91 are standard conditions now for a rock construction entrance, and erosion control around the  
92 perimeter of the site. The Agent said that DPW was recently appointed by the Commission to  
93 enforce the SMPs.

94  
95 Mr. Moulton asked if the road would be private or if it would be accepted by the Town. Mr.  
96 Colonna said that the roadway would go to the town, and that the basin would go to the HOA.

97  
98 The Chair opened the hearing for the public.

99  
100 Ms. Vivian Williams is a member from the HOA within Whittemore Estates. [Whittemore  
101 Estates is within Whittemore Drive which is where Burnham Circle is off of]. Ms, Williams  
102 read a letter that the HOA wrote:

103  
104 Dear Members of the Ashland Conservation Commission

105  
106 We, the members of the Whittemore Drive HOA / abutters to the Whittemore Estate  
107 Development, wish to comment on the petition of A&J Realty Investments for  
108 Approval of Stormwater Management Permits for seven separate parcels at Burnham  
109 Circle (Town Assessor Map 12, parcel 207). We would like the Conservation  
110 Commission to consider that any changes or modifications to the Whittemore Estates  
111 Development should not affect the existing Stormwater Operations and Management  
112 Plan and Long-term Pollution Prevention Program established July 15, 2014 (existing  
113 components and component under development) which is upheld by our HOA. We  
114 have reached out to the development company and his representative to establish  
115 communication regarding these matters.

116  
117 Mr. Crouch asked about the O&M plan. Ms. Williams stated that the plan compromises of five  
118 aspects, and explained these to the Commission.

119  
120 Mr. Colonna stated that there is a possibility of getting a sewer easement, and that a hearing is  
121 scheduled for Thursday with the Planning Board. The Commission stated that they may need  
122 to approve the plans as is, and the Applicant would then have to come back to amend the  
123 permit if plans change to connect to the sewer. The Agent asked on the timeframe for this.  
124 Mr. Colonna said that it could take awhile. The Agent explained that she was wondering if it  
125 was worth waiting on the final decision regarding the sewer line. Mr. Colonna stated that they  
126 would like to get going on the project, and would prefer to amend the permit later.

127  
128 Mr. Hakansson asked about the violation that took place at Summitpointe Drive,  
129 Holliston/Ashland, and when the work would be completed. Mr. Crouch sad that Mr. Colonna  
130 should stay on the meeting after the hearings for Burnham Circle are completed.

131  
132 Mr. Crouch opened the hearing to public comment.

133  
134 Mr. Mark Dassoni (49 Hawthorne Road) asked if there are wetland permits filed. The Agent  
135 stated that they did file NOIs and that the hearings are next.

136 Mr. Moulton made a motion, seconded by Mr. Narayana, to continue the hearing to June 22,  
137 2020. Motion passed 6-0-0. (Roll call vote: CH, KG, GT, CVL, WM, and GC).

138

139 **8:42 NOIs, Agapito Feliciano, 5, and 7 Burnham Circle, single family homes**

140 Mr. Agapito Feliciano (Applicant/Owner) and Mr. Vito Colonna (Connorstone Engineering,  
141 representative) were present for the hearing.

142

143 Mr. Colonna stated that that NOI was filed for work at Lot 10 (House No. 7). Mr. Colonna  
144 stated that the work is for associated grading. Mr. Colonna explained that the limit of work is  
145 within about 50 feet. A dry well will be installed. Erosion controls (mulch socks) will be  
146 installed as well.

147

148 Mr. Narayana asked if there is a barrier plan for the septic system in the event that it breaches.

149

150 Mr. Crouch opened the hearing for public comment.

151

152 Ms. Vivian Williams (34 Whittemore Drive) read in the same letter as was stated in the SMP  
153 hearing.

154

155 Mr. Narayana made a motion, seconded by Mr. Toledo, to continue the hearing to June 22,  
156 2020. Motion passed 6-0-0. (Roll call vote: CH, KN, GT, CVL, WM, and GC).

157

158 **8:52 Summit Pointe Violation**

159 Mr. Colonna explained that the plans to cut and cap a pipe that drains a basin from the Summit  
160 Pointe subdivision into a vernal pool. Mr. Colonna stated that the pipe will be cut and capped  
161 at the inlet and the outlet. Mr. Narayana expressed a concern of the pipe breaking while the  
162 work is performed.

163

164 Mr. Hakansson stated that the Commission had a site walk and a discussion with a nearby  
165 abutter that did work without a permit, and asked if Mr. Colonna can speak about this. Mr.  
166 Colonna stated that the homeowners did not contact him for this work, and he has not spoken  
167 to them either. Mr. Hakansson asked about the landscaping plan for the clearing of the basin.  
168 Mr. Colonna said that they want to restore that area; however, there is no planting plan from  
169 them.

170

171 Mr. Crouch stated that they are in time for doing the work in the interior of the basin. The  
172 Agent stated that she sent the plans to the Town Engineer for comments, but had not heard  
173 back.

174

175 Mr. Narayana, made a motion, seconded by Mr. Toldedo to allow the applicant to plug the pipe  
176 at their earliest convenience provided that they comply with comments from the Town  
177 Engineer. Motion passed 6-0-0. (Roll call vote: CH, KN, GT, CVL, WM, and GC).

178

179 **9:31 Stoneybrook CR Inspection**

180 Mr. Hakansson said that he was surprised at the extent of damage that was on the site, and the  
181 abutting Anessi Conservation Land area. Mr. Hakansson also stated that it is a beautiful site,  
182 and explained the history of the region that he looked into. The site had been subject to

183 farming practices before the subdivisions took place. Several stonewalls are on the site. A  
184 well is also opened. Mr. Narayana stated that Mark Oram (Board of Health Agent) can take a  
185 look at that. Mr. Toledo said that it is on the Anessi property.

186

187 **9:44 Member Prerogative**

188 Mr. Narayana mentioned sodium content within the well at Cirrus, and that they have not  
189 submitted reports to the Board of Health yet. Mr. Narayana asked Mr. Crouch what numbers  
190 are critical, and when or if the Commission enforces this. Mr. Crouch said that unless and  
191 until the Commission identifies the impacts to jurisdiction, the Commission does not enforce  
192 these things.

193

194 **10:00 Adjournment**

195 Mr. Narayana, made a motion, seconded by Ms. Van Lancker to adjourn the meeting. Motion  
196 passed 6-0-0. (Roll call vote: KG, CH, GT, CVL, WM, and GC)

197

198 **Documents Reviewed by the Conservation Commission on 6/ 8 / 2020**

- 199
- Document entitled, *Conservation Commission Agenda* dated 6/ 8 /2020
  - Plan entitled, *Site Plan/ Notice of Intent* and dated May 23, 2020.
  - Plans, permit applications for Burnham Circle lots 1-7
- 200
- 201