



Town of Westminster

11 SOUTH STREET
MASSACHUSETTS 01473

FROM THE OFFICE OF THE
CONSERVATION COMMISSION

Phone: (978) 874-7413 * Fax: (978) 874-7411

MINUTES MEETING SPECIAL MEETING August 21, 2014

**To: Selectmen
Board of Health
Building Commissioner
Planning Board
Highway Department
Town Clerk**

Present: Chairman Dan Bartkus, Members:, Tim Sheehan, John Regan, Robert Gendron,
Agent Bob Maki, Secretary Susan Kalagher

Absent: Gary Smith, Carrie Monty

Guests: Gene LeBlanc, Dan Peragallo

Documents, Plans, and other Exhibits:

1. Plan 14 Linda Drive
2. Plan 214 Bean Porridge Hill Road drawn by Northland Engineers
3. Plan 214 Bean Porridge Hill Road approved plan

The meeting was called to order at 7:15 p.m. The meeting was not recorded.

Minutes, Vouchers, and Correspondence

The Minutes of July 24, 2014 were approved.

Mail was read and distributed

**NOI
39 Kent Road
Harrington**

Mr. Harrington was present, but the Commission did not have enough voting members to act on this project. Robert Gendron recused himself from the vote leaving only 3 voting members. Mr. Harrington's hearing will be continued to September 4, 2014.

NOI
14 Linda Drive
Peragallo / Lead the Way

7:20 p.m. The public hearing Continued from July 24, 2014 for a Notice of Intent filed by Daniel and Amber Peragallo for the demolition of an existing camp and the construction of a single-family house with a new septic, drilled well, associated grading, and drive way at 14 Linda Drive was opened. The property is owned by Lead the Way Development (Gene LeBlanc). Both Daniel Peragallo and Gene LeBlanc were present and gave the overview of the project. The purpose of the continuation was to give abutters an opportunity to walk the property with the property owner, Gene LeBlanc. A revised plan was reviewed. Discussion regarding the mitigation of run-off ensued. Suggestions were made and Mr. LeBlanc and Mr. Paragallo opted to create a rip rap area to pick up run off. Upon motion by Tim Sheehan and second by Robert Gendron, the project was unanimously approved with special conditions. The public hearing was closed at 7:30 p.m.

Discussion of 214 Bean Porridge Hill Road

Agent Bob Maki issued an Enforcement Order to Terry Aho of Ray-Tech Construction to cease and desist all work at 214 Bean Porridge Hill Road. (DEP # 336-0726). Mr. Maki noted that the location of the house and driveway were not as shown on the plan approved by the Conservation Commission. The Board of Health signed off on a plan drawn by Northland Engineers that was not approved by the Conservation Commission, and the Building Inspector also signed the building permit without referencing the approved plan. A re-design and a new Notice of Intent will be submitted for the September 4, 2014 meeting. Applicants must request an amendment or file a new Notice of Intent when significant changes are planned. It was pointed out that the plan approved by Board of Health was an As-Built plan stamped by Valorie Sibley-Daigle, Sanitarian – not an engineer. We have asked the applicant to have Chris Mossman perform an as built now to see if the building and grading are inside the 25 foot no touch zone. The Commission discussed if fines should be issued.

The next meeting will be Thursday, September 4, 2014.

8:30 p.m. The meeting was adjourned.

Respectfully submitted,

Dan Bartkus
Chairman
(prepared by Susan Kalagher)