



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

January 29, 2015

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

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

Absent: Gary Smith

Guests: Christian Dellogono, Josh Schonberg

Documents, Plans, and other Exhibits:

1. Plan 191 South Ashburnham Road

The meeting was called to order at 7:05 p.m. The meeting was not recorded.

Voucher & Minutes

The following voucher and Minutes were approved:

- The Minutes of December 3, 2014
- Mileage for Bob Maki was approved.
- Voucher for MACC – additional \$8.00 and Northern Woodlands - \$59.00 = \$67.00

Conservation Agent Report:

Minott Pond Dam

A letter sent to Linda Sorenson, 7 Kurikka Place by DCR (Department of Conservation and Recreation) was discussed. DCR issued a Certificate of Non-Compliance and Dam Safety Order to Ms. Sorenson as the owner of Minott Pond Dam deeming it structurally deficient and unsafe.

Donation of Land: Lake Drive West

A letter from Atty. Paquette, Trustee of Alvin A. Richard Trust Agreement was discussed. The beneficiaries of the Trust would like to donate a small parcel of land .39 acres to the Conservation Commission.

Tax Title Property: abutting Town property along Route 31 Tax Map 115, Lot 1

The Town has taken possession of a tax title property abutting State Conservation land along the boundary with Fitchburg. The property is 38 acres in size, but is 98% wetland, and has no frontage. It abuts property owned by the Town along Route 31. After discussion, it was unanimously voted to accept the land under the protection of the Conservation Commission upon motion by John Regan.

**NOI
191 South Ashburnham Road
C. Dellogono**

7:15 p.m. The public hearing for the demolition of an existing house and site grading and the removal and stumping of trees at 191 South Ashburnham Road was opened. Christian Dellogono gave the overview of the project and submitted proof of notification of abutters. Dumpsters will be in place for the debris from the demolition and material will be brought in to back-fill. The area will need to have top soil and be seeded to stabilize it. Mr. Dellogono would like to do demolish the structure when the ground is frozen and seed in the spring. He also would like to remove a dead tree from the property. The installation of hay bales and silt fence in the snow was discussed. Bob Maki's calculations showed there to be 6,000 sq. feet of work within the buffer, a discrepancy from 0 sq. feet on the NOI. Mr. Dellogono will resubmit the corrected NOI to DEP and the Westminster Conservation Commission. 7:34 p.m. The hearing was continued to February 26, 2015 and will not need to be re-advertised.

Certificate of Compliance

The following Certificate of Compliance was unanimously approved upon recommendation by Bob Maki.

1. 56 Shore Avenue / Nason / Nason Realty Trust / #336-0061

Mail

Mail was read and distributed

227 Bean Porridge Hill Road

Bob Maki discussed 227 Bean Porridge Hill Road. Ted Olson would like to purchase the lot from Lance Dellogono. The plan has completely changed and grading will be inside the 25 ft. no-build area. The Order of Conditions issued to Mr. Dellogono has not been recorded. Mr. Olson will need to request an amendment to be on the agenda. The Commission questioned whether the Order of Conditions become null and void if they have not been recorded and the property sold.

Links Realty / Livermore Hill

Josh Schonberg advised the Commission that the Special Permit issued by the Planning Board has expired. In order to be eligible for the governor's 4 year extension, the approval date falls one month short. The Order of Conditions issued by Conservation falls within the required time frame. Also, Maryann DiPinto of DEP issued a superseding order on the back part of the property.

Upcoming Meetings

- Thursday, February 26, 2015
- Thursday, March 19, 2015
- Thursday, April 9, 2015
- Thursday, April 30, 2015

8:05 p.m. The meeting was adjourned.

Respectfully submitted,

Dan Bartkus
Chairman
(prepared by Susan Kalagher)