

**Holland Conservation Commission  
27 Sturbridge Road, Holland MA 01521**

**Minutes of Conservation Commission held on  
September 25, 2018**

**Members Present:** Chairperson, Andy Harhay; Kathy McKenna; Sam Spratlin; Marcia Beal; Kaitlin Desmarais

• **Clerk:** Ginger Buteau

**Members Absent:** Anne Hall; Jessica Chaffee

**Meeting called to order at 6:32 pm by Andy Harhay**

**Approval of Minutes from 8/28/2018:** A copy of the BOH Variance approval for 1 Leno Road will be attached to the Minutes. Sam made a motion to approve the minutes of 8/28/2018 as corrected. Marcia seconded. All in favor. Minutes approved as amended.

**Approval of Minutes from 9/11/2018:** Minutes approved with minor additions. Sam made a motion to approve the minutes of 9/11/2018 as corrected. Marcia seconded. All in favor. Minutes approved as amended.

**Email Correspondence:**

- 9/25/2018: From Laurie Bartkus with Expenditure Report.
- 9/25/2018: From MACC about upcoming conference on October 20 in Leominster, MA.
- 9/24/2018: Emails from Mike Winslow about upcoming projects for a house at 40 Williams Road. Andy responded.
- 9/19 - 9/21/2018: Emails regarding possible changes to building plan for Leno Road (Stephen Soper's project). Questions and concerns were raised.
- 9/20/2018: Andy forwarded and attachment from DCR regarding changes to the Forest Cutting Practices Act.
- 9/20/2018: Jessica forwarded information regarding NOI for John Pucci with several attachments.
- 9/18/2018: From DEP with file number for John Pucci (280 Mashapaug Rd.)—WE184-0352.
- 9/17/2018: MACC is hosting 2 live training workshops in our region.
- 9/17/2018: From Laurie Bartkus with the Expenditure Report attached.
- 9/13/2018: From Bryan Haughey with attached copy of the 411 Newsletter/Fall 2018 edition.

**O'Mara NOI/review draft OOC:** Reviewed and discussed conditions that Sam had drafted and made some additions and changes to the draft OOC. One addition was that ConCom will ask George to submit a planting plan prior to issuing a COC at the end of the project.

**Tree Cutting Policy:** Reviewed the tree cutting policies from Weston and Sturbridge. Kaitlin will take the policies and tweak them to reflect the needs of Holland ConCom. Kathy suggested that we plan to implement the new tree cutting policies starting in January. Kaitlin suggested we put information out on the website as we get closer to indicate that the tree policy will be changing.

**Soper Property/1 Leno Rd:** Marcia raised concerns about the Soper property and the fact that the contractor wants to change the footprint and size of the house. Marcia wanted to know the duration of the current extension. Andy indicated that the extension provided to Hanna was to the end of 2018 and Soper Construction would have to request to have it extended to complete the construction. Andy said that he reminded Stephen Soper and Glenn Krevosky that ConCom expects weekly written reports. This has not yet happened.

**7:00 PM Public Meeting**  
**DB Tree with RDAs for Tree Removal**

**Meeting opened at 8:03pm**

**Persons in attendance:** Dave Bucelli (DB Tree) representing applicants, Andy Harhay, Sam Spratlin, Kaitlin Desmarais, Marcia Beal, Kathy McKenna

**Marcia, Sam and Andy visited the properties discussed below and provided pictures:**

- **27 Lee Avenue/Stephen Glavis:** Dave Bucelli submitted a check for the newspaper notice. The tree is very near the house and leaning dangerously toward the house. The tree is about 70 feet from the water. Kathy McKenna made a motion that we accept this RDA with a Negative Determination #3 with mitigation of 2 native shrubs **OR** one native tree sapling. Kaitlin Desmarais seconded. All in favor.
- **29 Lee Avenue/John Story:** Dave Bucelli submitted a check for the newspaper notice. Wants to remove 2 pine trees that are leaning toward the house. Marcia noted that removal of the trees would allow the other trees to gain more light and do better. Kaitlin suggests replacing the 2 pine trees with 2 native shrubs. Kaitlin Desmarais made a motion that we accept this RDA with a Negative Determination #3 with mitigation of 2 native shrubs. Sam Spratlin seconded. All in favor, motion passed.
- **31 Lee Avenue/ Patty Stratton:** Dave Bucelli submitted a check for the newspaper notice. Wants to remove 9 trees that are all over 6 inches. Some are dead and some alive. There are other trees that need more light. Three trees are right on the water. Others are within 30 feet from the water. There are still 10 or more trees in the yard that are not being removed. Kaitlin suggests putting bird boxes along with shrubs, since some of the dead trees may be providing habitat for birds. Kaitlin Desmarais made a motion to accept the RDA with a Negative Determination #3 with mitigation of a minimum of 6 native shrubs and 3 bird boxes. Kathy McKenna seconded, all in favor. Motion passed.
- **1 Hamilton Ave/Dee Cady:** Dave Bucelli submitted a check for the newspaper notice. There is 1 dead tree behind the house, very close to the lake. Dave noted that it is a very dangerous tree with root rot. The tree is about 10-15 feet from the water and the lot is

steep. The tree is leaning dangerously toward the porch. Kaitlin Desmarais made a motion that we accept this RDA with a Negative Determination #3 with mitigation of 2 native shrubs. Andy Harhay seconded. All in favor motion passed.

- **79 Sturbridge Road/Karen Perrett:** Dave Bucelli submitted a check for the newspaper notice. Owner wants to remove 2 trees. The big tree is dead and next to the road. The other smaller tree is dangerous to fisherman, as roots are exposed and trunk/branches lean at an angle over the stream. Kaitlin feels that the big tree is great habitat for wildlife. The tree is close to overhead electric wires and it takes up a big part of the yard. Kaitlin Desmarais made a motion that we accept this RDA with a Negative Determination #3 and the condition that the owner leaves the large tree trunk 8-10 feet tall **OR** mitigates tree removal with 1 fruit bearing tree and 3 fruit bearing shrubs and 2 Woodpecker boxes. Sam Spratlin seconded. All in favor. Motion passed.

### **7:30 PM—Chris McCooe representing FHRA**

#### **Discussion of potential NOI for future South Basin Boat Launch**

The FHRA has a Purchase and Sale Agreement for the South Basin Boat Launch and they need ZBA approval because it is a non conforming lot. The boat launch area to be purchased is 2 lots with a stream down one side of the property. The Lake Association proposes fixing a corner of the asphalt, posting “*No Parking*” signs, digging out the berm and filling the deep hole created by spinning boat propellers. The hole will be filled with round stone. They hope to extend the ramp approximately 4 feet in length with concrete slabs to prevent further development of holes. The work area will depend on how far the water goes out during the draw down. Sam and Andy suggested using precast concrete slabs. Mark Stinson said that the NOI needs to be a J2 Category. The fee will be \$500 due to the category. Some overgrown vegetation along the sides of the launch will need to be cleared. Chris plans to do a rain garden to replace what is being cut and to help mitigate run-off into the lake. Kaitlin suggests that the NOI have a 3 year scope of work. It will help when they come in to renew the NOI. Machinery will be kept on the shoreline. If the berm is under the water when the work is being done, protection will need to be placed in the water to prevent the movement of sediment further into the lake. In order to file the NOI, FHRA will need to obtain a letter of permission from the current owner prior to filing for the NOI. If ZBA approves this tomorrow (9/26), the appeal period is 21 days. Chris would like to be on the agenda for October 9th if all goes well with ZBA. The FHRA would like to close in October and start the work in November. The time lines for NOI submittals were reviewed with Chris.

### **WALK-INS:**

**Mike Winslow, 40 Williams Road:** Mike has just purchased the house and had issues with the home inspection. He shared these issues concerning structural deficiencies and said they will need to jack up the house and put in new piers to support the house. Also there is a wood retaining wall on the water that has fallen into disrepair. The wood wall spans the next door property which a relative owns. He is also concerned about run-off from properties uphill. Kaitlin suggested rip-rap and rain gardens might help with the runoff issue. Mike said

that there was a roadside culvert on the property that might be plugged and Andy asked if the culvert was put in privately or owned by the Town. It was suggested that Mike check with Brian Johnson about the catch basin. The NOI process was reviewed and Mike was given paperwork for an NOI.

**Other Business:**

- Ginger said that a lawyer called and wanted a COC for Hanna property now owned by Randy and Colleen Lord on 90 Sturbridge Road.
- There is an NOI done for Pucci and the meeting will be scheduled for the next ConCom meeting (10/9/2018).
- A Septic Design for Nathan Ward (68 Walker Road) was submitted as an RDA. According to the RDA, his septic is failing. Andy looked at the map and thinks this property may be in Wales. Ginger verified that the map shows it in Holland right on the town line. It looks like there is a stream running through the property and a pond nearby. Kaitlin suggested a drive by to see if any work has been started. This request may need an NOI.

**Adjournment:** A motion was made by Sam to adjourn the meeting. Marcia seconded. All in favor.

**Meeting adjourned at 9:20 pm.**

Minutes Respectfully Submitted,

Kathy McKenna, Conservation Secretary