



TOWN OF WARE

Conservation Commission

126 Main Street, Suite A, Ware, Massachusetts 01082
t. 413.967.9648 ext. 117 f. 413.967.9627
conservation@townofware.com

Meeting Minutes from
Wednesday, April 12, 2017
Board of Selectmen's Meeting Room

- Commission members present: Dennis Cote, David P. Kopacz, Sr., Kristin Rosenbeck, Mark Swett (Chairman)
- Conservation Staff present: Anna S. Marques
- Commission members absent: none
- Public: As taken from observations and sign-in sheet: Donna Rae Kenneally, Linda Tremblay, Daniel Tremblay, Joe Pisarski, Connie Pisarski, Bret Pisarski, Linda Skalbite, Martha Klassanos

Chairman Mark Swett called the meeting to order at 6:34 p.m.

1. Applications

- a. *NOI 317-434 Demolition of existing house for construction of a new three-bedroom, single-family house.*

Donna Rae Kenneally presented the plans. She explained that when they purchased the property, the cabin did have people living there but they realized afterwards that it was really uninhabitable. The intention of the new house is to build it for her daughter and grandkids.

Mark Swett noted the nice view from the property. He also asked if there will be dirt removal off-site. D. Kenneally replied that the garage will be a drive-under; a more economical option. She also stated that a chemical hygienist evaluated the existing trash and that it will be taken away off-site in a dumpster. M. Swett mentioned noticing a black pipe heading into the house. D. Kenneally showed the well location on the plan. M. Swett stated that it is located in the wetlands which may be a future concern. In the past, compost materials headed down to the water well via pipe. Dave Kopacz recommended a clay pack, apron and grading for the well.

D. Kenneally stated they purchased the property in late summer. They found a mattress and microwave among other debris. Fencing was also found but not removed due to not knowing if there was a purpose for it. The Commission noted that additional trash found on the property should be removed by hand.

D. Kopacz commented on the proposed plan, stating that the line of sight is an improvement on the line of view with exiting the driveway.

D. Kenneally inquired about the existing bridge located on the property. M. Swett reviewed DEP comments with regards to the bridge and to cutting/mowing the wetlands. DEP was ok with the bridge but stated not to mow the BVM. D. Kenneally stated that the existing footprint of the bridge will be kept. The Commission was in agreement that the proposed plan meets the performance standards with the condition that the BVM does not get mowed. D. Kopacz added that the wetland area might have expanded with the added flower bed. M. Swett also commented that the improvement of the property is also good for the Town.

M. Swett also recommended testing the water from the well. It was stated that an amendment be made to the plan for the well to be included in the silt fence area; to protect the well and create a high area for it.

D. Kopacz made motion to accept 3 conditions:

- 1) To provide a clay pack; apron and grading for existing well on the site.
- 2) To not mow the designated BVM.
- 3) To have the silt fence encapsulate the well in the work zone.

Motion by Mark Swett to approve the NOI with the three conditions motioned by Dave Kopacz. Seconded by Dennis Cote. So voted 4/0 /0.

2. 177 Osborne Road

- a. D. Kopacz invited the owner to attend the meeting to discuss the designated wetlands on the property and what work is allowed/not allowed.

Linda Skalbite attended on behalf of her daughter (the owner). She explained that due to her daughter's work schedule, she was not able to attend herself. However, she did provide a list of dates and times her daughter would be available. In addition, she asked if there was anyone in particular to call regarding the plantings.

M. Swett explained that the markers were placed so that work would not be done past the marked border. D. Kopacz added that markers were put in on the property as per plan. He also had a discussion with Linda that she/owner agree to replace shrubs/plantings.

D. Kopacz stated that the goal is to get consistent. The replication to consist of plantings/shrubs (not more than three feet high) speckled throughout the area. D. Kopacz requested a list of plants to be submitted for approval. One source he mentioned was www.newenglandwetlandplants.com

3. DEP 317-433

- a. Vernal pool concern was brought up between M. Klassanos and the Commission. M. Klassanos agreed to clarifying the areas and emailing the Commission.

4. Old Business

- a. *Approve and sign meeting minutes from March 8, 2017.*

Motion by Kristen Rosenbeck to accept the meeting minutes. Dennis Cote seconded. So voted 4/0/0.

- b. *Beaver Lake Club Corp.*

They meet the 1st Wed of every month. It was noted that there cannot be two DEP #'s on same property. D. Cote and K. Rosenbeck offered to tell the President that info needs to be submitted to the Commission.

5. Adjournment

Motion by Dennis Cote to adjourn at 7:25 p.m. Seconded by Kristen Rosenbeck. So voted 4/0/0.

Respectfully submitted by Anna S. Marques

Approved on _____

Date

Members:

Mark Swett

David P. Kopacz, Sr.

Dennis Cote

Kristin Rosenbeck

